

## APPENDIX A - SITE PROFORMAS

# HOUSING AND ECONOMIC LAND AVAILABILITY ASSESSMENT

## Joint Local Plan

Pre-submission Publication Version

(Regulation 19)



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# **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
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**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**

Site Address	Land south of Horspath Common		
Nearest Settlement	Horspath	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 (%)	100.0%	Registered Park/Garden Area (%)	0.0%

**Conclusion**

Conclusion	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.

**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.
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**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
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**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.
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**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

The development was completed in 2022/23. It is assumed there is no further capacity.



**Site Reference**

**SH469**

## Site Details

**Site Address**

Land to the north of The Sands (B4009) and east of Hale Road, Benson

**Nearest Settlement**

Benson

**Site size (Hectares)**

12.66

## 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%

## Conclusion

**Conclusion**

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

**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

**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.
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**Site Reference**

**SH545**

## Site Details

**Site Address**

Cholsey NDP 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.

**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.
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**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

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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

Site Reference

SH22

## 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

### 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

### 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**

**SH5**

## 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?**

Yes

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

No

### Suitability Conclusion

**Is the site suitable?**

No

## Conclusion

**Conclusion**

Site is located within a National Landscape, 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 a National Landscape.

**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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

Site Reference

SH27

## 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

### 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 London Road, Wheatley (2)

Nearest Settlement

Wheatley

Site size (Hectares)

5.23

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

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

4.6%

Scheduled Monument Area (%)

0.0%

Site of 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

**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

SH36

## 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

### 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	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		

### Suitability Conclusion

Is the site suitable?

## Conclusion

**Conclusion** Site is located within a National Landscape, 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 a National Landscape.

Site Reference

SH40

## 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?

Yes

Area outside Flood Zone 3a under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

## 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?

### 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.

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 (%)

0.0%

Ancient Woodland  
Area (%)

0.0%

Special Area of  
Conservation Area (%)

8.6%

Scheduled  
Monument Area (%)

0.0%

Site of 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

### 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

**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 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

### 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

### 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

SH52

## 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?

Yes

Area outside Flood Zone 3a under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

**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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

Site Reference

SH58

## 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

### 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

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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

Site Reference

SH79

## 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

### 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 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

**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

SH95

## 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

### 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 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

**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

SH97

## 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

### 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

Kiln Farm, Garsington

Nearest Settlement

Garsington

Site size (Hectares)

18.51

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

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

3.1%

Scheduled Monument Area (%)

0.0%

Site of 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

**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**

**SH100**

## 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

### 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 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 (%)

0.4%

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

### 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

SH108

## 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

### 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 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

**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 Reference

SH114

## 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

### 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

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

**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

SH117

## 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 (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

32.0%

Scheduled Monument Area (%)

0.0%

Site of 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

### 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 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

**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

SH124

## 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

## 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?

### 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

SH128

## 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 (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

34.0%

Scheduled Monument Area (%)

0.0%

Site of 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

### 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 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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

Site Reference

SH131

## 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

### 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 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

### Suitability Conclusion

Is the site suitable?

No

## 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.

Site Reference

SH147

## 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

**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?

No

Area outside Flood Zone 3a under threshold?

Yes

**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

SH154

## 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

### 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 Wimblestraw Road, Berinsfield

Nearest Settlement

Berinsfield

Site size (Hectares)

6.92

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

49.0%

Scheduled Monument Area (%)

0.0%

Site of 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

### 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

SH170

## 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

### 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.

**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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

Site Reference

SH173

## 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.



## Site Details

Site Address

Land west of Thame Road, Warborough

Nearest Settlement

Warborough &amp; 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

### 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

SH186

## 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 (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

45.8%

Scheduled Monument Area (%)

0.0%

Site of 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

### 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

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?

### 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

SH188

## 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

### 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 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		

**Suitability Conclusion**

Is the site suitable?	No
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**Conclusion**

Conclusion	Site is located within a National Landscape, 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 a National Landscape.
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Site Reference

SH192

## 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

## 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

Site Reference

SH196

## 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

### 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 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		

### 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

SH208

## 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

### 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 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

### 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

SH213

## 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 (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.6%

Scheduled Monument Area (%)

0.0%

Site of 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

### 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	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?	Yes
Area outside Flood Zone 3a under threshold?	No		

### Suitability Conclusion

Is the site suitable?	No
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## Conclusion

Conclusion	Site is located within a National Landscape, 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 a National Landscape.
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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

### 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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

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

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

**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		

**Suitability Conclusion**

Is the site suitable?

**Conclusion**

**Conclusion**

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 (%)

0.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

28.1%

Scheduled Monument Area (%)

0.0%

Site of 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

### 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

**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 (%)

0.2%

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?

Yes

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

No

Area outside Flood Zone 3a 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

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?

**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

### 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

### 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

### 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

### 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

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

### 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 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?

Yes

Area outside Flood Zone 3a under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

Site Reference

SH273

## 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?

Yes

### 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 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		

### 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

SH275

## 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

### 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 (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		

**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

SH280

## 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

### 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 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

Site Reference

SH296

## 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

### 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 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 (%)

0.0%

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

**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

SH298

## 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 (%)

0.0%

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

### 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 (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		

**Suitability Conclusion**

Is the site suitable?

**Conclusion**

**Conclusion**

Site Reference

SH301

## 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

### 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 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

**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

SH303

## 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

### 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 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 (%)

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

### 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

SH305

## 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

### 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 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

### 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

SH307

## 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

### 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 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?

Yes

Area outside Flood Zone 3a under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

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

### 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

**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

SH318

## Site Details

Site Address

Land between Gatehampton Road & 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.



**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

**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

SH322

## 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

### 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 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

### 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

SH329

## 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

**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

**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

SH332

## 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

### 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 (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

**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

SH335

## 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

### 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 (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		

### 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.

Site Reference

SH338

## 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

### 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 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

**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

SH344

## 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

### 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 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

### 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

SH346

## 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

### 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 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		

### 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

SH349

## 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

### 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 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

**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

SH351

## 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 (%)

0.0%

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

### 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

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?

### Suitability Conclusion

Is the site suitable?

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

Site Reference

SH358

## 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

### 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 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

Site Reference

SH362

## 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

### 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 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		

### Suitability Conclusion

Is the site suitable?

## Conclusion

**Conclusion**

Site Reference

SH366

## 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

### 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 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

Site Reference

SH376

## 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

### 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 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		

### Suitability Conclusion

Is the site suitable?	No
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## Conclusion

Conclusion	Site is located within a National Landscape, 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 a National Landscape.
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Site Reference

SH382

## 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

**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?

Yes

Area outside Flood  
Zone 3a under  
threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

Site Reference

SH477

## 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?

Yes

Area outside Flood Zone 3a under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

## 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?	Yes
Area outside Flood Zone 3a under threshold?	No		

### Suitability Conclusion

Is the site suitable?

## Conclusion

**Conclusion** Site is located within a National Landscape, 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 a National Landscape.

Site Reference

SH504

## 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?

Yes

Area outside Flood Zone 3a under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.



**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

**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**

**SH564**

## 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?**

Yes

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

No

### Suitability Conclusion

**Is the site suitable?**

No

## Conclusion

**Conclusion**

Site is located within a National Landscape, 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 a National Landscape.

## 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

### 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

SH606

## 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

### 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 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		

**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

SH617

## 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

### 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	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		

### 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.
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Site Reference

SH619

## 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

### 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

Waterstock New Village

Nearest  
Settlement

Waterperry

Site size  
(Hectares)

75.74

## Suitability

### Step 1 Assessment

Flood Zone 3b  
Area (%)

4.2%

Special Area of  
Conservation Area (%)

0.0%

Site of Special  
Scientific Interest  
Area (%)

0.0%

Ancient Woodland  
Area (%)

0.1%

Scheduled  
Monument 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

### 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

SH632

## 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

### 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

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?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

## 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

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

### 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

### 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

SH693

## 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?

Yes

Area outside Flood Zone 3a under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.



**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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

Site Reference

SH711

## 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

### 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 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

### 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

SH718

## 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

## 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

Site Reference

SH724

## 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

### 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 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

**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

SH733

## 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.



## 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		

### Suitability Conclusion

Is the site suitable?

## Conclusion

**Conclusion**

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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

## 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		

### Suitability Conclusion

Is the site suitable?	No
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## Conclusion

Conclusion	Site is located within a National Landscape, 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 a National Landscape.
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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

### 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

### 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

### 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 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

### 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

SH779

## 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

### 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 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

### 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

SH794

## Site Details

Site Address

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

### 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

**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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, 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 a National Landscape.

## 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

### 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

### 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 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		

### 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.

## **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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

51,703

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

## 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		

### 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

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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 not available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**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)

2,197

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

4,705

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 available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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 not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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 (%)	0.3%
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?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

## 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 (%)	4.8%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	2.6%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

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

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,491,311

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 available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

## 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 (%)	0.1%	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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



**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 (%)	15.2%
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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**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

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 available.



### 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		

#### Suitability Conclusion

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

### Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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 not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

61,434

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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 not available.

## 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		

### 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

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

93,985

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



## 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?

### 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)

3,360

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

## 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?

### 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)

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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

11

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

27

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

92

Year 6-10

62

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

25

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

27

Year 6-10

7

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

24

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

21

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

46

Year 6-10

21

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

92

Year 6-10

76

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.



**Site Details**

Site Address	Land at Ferry Lane, Moulsoford		
Nearest Settlement	Moulsoford	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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

46

Year 6-10

22

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

92

Year 6-10

143

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

46

Year 6-10

20

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

92

Year 6-10

19

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

## 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 (%)	86.1%
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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

92

Year 6-10

135

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

27

Year 6-10

16

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

24

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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 not available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

13

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

10

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

27

Year 6-10

15

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

10

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

**Site Details**

Site Address	Land to east of Fairfield Road and north of Reading Road, Goring		
Nearest Settlement	Goring	Site size (Hectares)	3.77

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

10

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

2,307

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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

50

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

92

Year 6-10

11

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**Site Details**

Site Address	Land between Icknield Road & 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

## Site Details

Site Address	Land between Gatehampton Road & 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

## 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

### Suitability Conclusion

**Is the site suitable?**

Yes

## Achievability

**Is the proposed development achievable at this location?**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**Site Details**

Site Address	Land east of Kentwood Farm & to rear of properties on Papist Way		
Nearest Settlement	Cholsey	Site size (Hectares)	5.29

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

9

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

18

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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?

### Suitability Conclusion

Is the site suitable?

## Achievability

Is the proposed development achievable at this location?

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

9

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 available.



## 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 (%)	0.6%	Registered Park/ Garden Area (%)	0.0%

### Step 2 Assessment

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

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

92

Year 6-10

143

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

92

Year 6-10

114

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

## 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?

### 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)

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 available.

**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		

**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

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

27

Year 6-10

16

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

## 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		

### 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

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 available.

**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		

**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

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 available.



## 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		

### 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

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

6

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

6

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

42

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

46

Year 6-10

6

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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?

### Suitability Conclusion

Is the site suitable?

## Achievability

Is the proposed development achievable at this location?

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.



## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

13

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

27

Year 6-10

7

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

## 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?

### Suitability Conclusion

Is the site suitable?

## Achievability

Is the proposed development achievable at this location?

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.



## 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?

### 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)

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 available.

## 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		

### Suitability Conclusion

Is the site suitable? Yes

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

46

Year 6-10

36

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

**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 (%)	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?	No
Area outside Flood Zone 3a under threshold?	No		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

27

Year 6-10

7

Year 11-15

0

Years 16+

0

## Conclusion

Conclusion

The site is not available.

**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



**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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

8,760

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 available.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

10,320

Residential  
Development Capacity  
(Dwellings)

70

### 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 available.

## **SOUTH**

### **4. Sites appropriate for further consideration through the Joint Local Plan**

## 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		

### Suitability Conclusion

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

## Achievability

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

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 appropriate for further consideration through the Joint Local Plan.

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

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

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?

### 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)

21,360

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	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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 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		

### Suitability Conclusion

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

## Achievability

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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



## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

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

## Achievability

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 (%)	0.6%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

### Step 2 Assessment

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

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 (%)	7.4%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	6.2%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/Garden Area (%)	0.0%

**Step 2 Assessment**

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

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

**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)

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	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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

6,200

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		

### Suitability Conclusion

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

## Achievability

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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	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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### 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

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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### 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)

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 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### 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)

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 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### 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)

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 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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	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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### 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)

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 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### 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)

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	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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### 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)

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 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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	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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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?

### 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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	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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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	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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 Garden Village		
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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**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)

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 (%)	0.2%
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		

### 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)

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 (%)	8.5%
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?	No
Area outside Flood Zone 3a under threshold?	No		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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



## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### 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)

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 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**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)

17,080

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 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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	PYR2 in Pyrton Neighbourhood Plan		
Nearest Settlement	Watlington	Site size (Hectares)	14.14

## 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### 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 (%)	0.2%
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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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



## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

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

## Achievability

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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	Harrington		
Nearest Settlement	Tetsworth	Site size (Hectares)	492.50

## Suitability

### Step 1 Assessment

Flood Zone 3b Area (%)	6.0%	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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

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

## Achievability

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



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

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

## Achievability

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

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

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

**Achievability**

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

## Availability

Is the site available?

Yes

## Development Potential

### 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		

**Suitability Conclusion**

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

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**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	Garden land behind 'The Views', Eyre's Lane		
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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**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)

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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### 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		

**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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### 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)

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 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

Site Address	Old Aston Rowant Station site and the disused trackbed between Chinnor Station and Aston Rowant Station		
Nearest Settlement	Chinnor	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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### 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)

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	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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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	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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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)

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	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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### 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)

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	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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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)

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 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 (%)	1.1%
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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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)

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 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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)

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 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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)

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 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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)

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 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 (%)	1.9%
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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

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?

### Suitability Conclusion

Is the site suitable?

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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)

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 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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)

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	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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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)

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	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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### 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)

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 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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)

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 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		

### 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)

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 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		

### 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)

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 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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	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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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	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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 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?	No
Area outside Flood Zone 3a under threshold?	No		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

418

### 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	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?	No
Area outside Flood Zone 3a under threshold?	No		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

1073

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

473

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

**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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

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	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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

46

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 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		

**Suitability Conclusion**

Is the site suitable?	Yes
-----------------------	-----

**Achievability**

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

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 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?	No
Area outside Flood Zone 3a under threshold?	No		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

1519

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

750

Years 16+

169

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## 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?	No
Area outside Flood Zone 3a under threshold?	No		

### Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

1073

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

600

Year 11-15

473

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

## Site Details

Site Address Land off Chiltern Road, Peppard Common

Nearest Settlement

Peppard Common

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

### Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

South Oxfordshire is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

15,880

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 appropriate for further consideration through the Joint Local Plan.

**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		

**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)

38,760

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 available.

**VALE**

**5. Sites removed following Step 1  
assessment**

## Site Details

Site Address

Rookery, 35 Marlborough St, Faringdon, SN7 7JL

Nearest  
Settlement

Faringdon

Site size  
(Hectares)

0.01

## 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%

## Conclusion

Conclusion

Site below 0.25ha

## Site Reference

VH653

### Site Details

Site Address

Lloyds Bank, 8 Market Place, Oxfordshire, Faringdon, SN7 7HN

Nearest  
Settlement

Faringdon

Site size  
(Hectares)

0.01

### 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%

### Conclusion

Conclusion

Site below 0.25ha

## Site Details

Site Address

Mings Takeaway, 30A Marlborough St, Faringdon, SN7 7JP

Nearest  
Settlement

Faringdon

Site size  
(Hectares)

0.02

## 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%

## Conclusion

Conclusion

Site below 0.25ha

# Site Reference

# VH429

## Site Details

Site Address

2 Gloucester Street Faringdon SN7 7HY

Nearest Settlement

Faringdon

Site size (Hectares)

0.05

## 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

Site below 0.25ha

**Site Details****Site Address**

89A Eynsham Road Botley Oxford OX2 9BY

**Nearest  
Settlement**

Botley

**Site size  
(Hectares)**

0.05

**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**

Site below 0.25ha

## Site Reference

VH439

### Site Details

Site Address

Victoria Cross Gallery Market Place Wantage Oxfordshire OX12 8AS

Nearest  
Settlement

Wantage

Site size  
(Hectares)

0.05

### 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

Site below 0.25ha



## Site Details

Site Address

3 Cornmarket Faringdon SN7 7HG

Nearest  
Settlement

Faringdon

Site size  
(Hectares)

0.05

## 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

Site below 0.25ha

## Site Reference

VH424

### Site Details

Site Address

The Knowl, 52 Stert Street Abingdon OX14 3JU

Nearest  
Settlement

Abingdon-on-Thames

Site size  
(Hectares)

0.06

### 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%

### Conclusion

Conclusion

Site below 0.25ha

**Site Details**

<b>Site Address</b>	Torus House Stert Street Abingdon OX14 3JF		
<b>Nearest Settlement</b>	Abingdon-on-Thames	<b>Site size (Hectares)</b>	0.07

**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 below 0.25ha
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## Site Reference

VH461

### Site Details

Site Address

Land and Buildings at 8 & 8A Church Street Wantage OX12 8BL

Nearest  
Settlement

Wantage

Site size  
(Hectares)

0.08

### 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%

### Conclusion

Conclusion

Site below 0.25ha

## 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 (%)

## Conclusion

Conclusion

## Site Reference

VH488

### Site Details

Site Address

82 to 86 Kennington Road Kennington Oxford OX1 5PE

Nearest  
Settlement

Kennington

Site size  
(Hectares)

0.09

### 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%

### Conclusion

Conclusion

Site below 0.25ha

**Site Details**

<b>Site Address</b>	Land adjacent to 1 Warborough Cottages, Letcombe Regis		
<b>Nearest Settlement</b>	Letcombe Regis	<b>Site size (Hectares)</b>	0.10

**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%

**Conclusion**

<b>Conclusion</b>	Site below 0.25ha
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## Site Reference

VH536

### Site Details

Site Address

Land north of Church Way, Church Way, Sparsholt, Wantage, OX12 9PU

Nearest  
Settlement

Sparsholt

Site size  
(Hectares)

0.10

### 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%

### Conclusion

Conclusion

Site below 0.25ha



**Site Details**

**Site Address**

Land off West Street, Sparsholt

**Nearest Settlement**

Sparsholt

**Site size (Hectares)**

0.11

**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%

**Conclusion**

**Conclusion**

Site below 0.25ha

# Site Reference

# VH481

## Site Details

Site Address

82 Eynsham Road, Botley Oxford OX2 9BX

Nearest Settlement

Botley

Site size (Hectares)

0.11

## 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%

## Conclusion

Conclusion

Site below 0.25ha

**Site Details****Site Address**

5 Toynbee Close, North Hinksey Oxford OX2 9HW

**Nearest  
Settlement**

Botley

**Site size  
(Hectares)**

0.12

**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%

**Conclusion****Conclusion**

Site below 0.25ha

## Site Reference

VH436

### Site Details

Site Address

The Willows, 4 Yarnells Road, North Hinksey Oxford OX2 0JY

Nearest  
Settlement

North Hinksey

Site size  
(Hectares)

0.12

### 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%

### Conclusion

Conclusion

Site below 0.25ha

**Site Details**

<b>Site Address</b>	42 Market Place, Wantage OX12 8AW		
<b>Nearest Settlement</b>	Wantage	<b>Site size (Hectares)</b>	0.12

**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%

**Conclusion**

<b>Conclusion</b>	Site below 0.25ha
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## Site Reference

VH482

### Site Details

Site Address

Ridgeway, Bessels Way, Blewbury Didcot OX11 9NT

Nearest  
Settlement

Blewbury

Site size  
(Hectares)

0.12

### 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%

### Conclusion

Conclusion

Site below 0.25ha

**Site Details****Site Address**Land to the rear of Waitrose Supermarket, Stirlings Road, Wantage,  
OX12 7BB**Nearest  
Settlement**

Wantage

**Site size  
(Hectares)**

0.13

**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%

**Conclusion****Conclusion**

Site below 0.25ha

## Site Reference

VH616

### Site Details

Site Address

Police Station, Marlborough Street, Faringdon, SN7 7JB

Nearest  
Settlement

Faringdon

Site size  
(Hectares)

0.13

### 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%

### Conclusion

Conclusion

Site below 0.25ha



**Site Details****Site Address**

Gainsborough Green, Abingdon OX14 5JP

**Nearest  
Settlement**

Abingdon-on-Thames

**Site size  
(Hectares)**

0.13

**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%

**Conclusion****Conclusion**

Site below 0.25ha

## Site Reference

VH430

### Site Details

Site Address

Workshop & premises 2A 2-6 High Street, Steventon Abingdon OX13 6RS

Nearest  
Settlement

Steventon

Site size  
(Hectares)

0.14

### Suitability

#### Step 1 Assessment

Flood Zone 3b Area  
(%)

52.0%

Ancient Woodland  
Area (%)

0.0%

Special Area 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 below 0.25ha

**Site Details****Site Address**

Stepnell Ltd, Cane Lane, Grove, Wantage OX12 0AB

**Nearest  
Settlement**

Grove

**Site size  
(Hectares)**

0.14

**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%

**Conclusion****Conclusion**

Site below 0.25ha

## Site Reference

VH496

### Site Details

Site Address

Stepnell Ltd, Cane Lane, Grove, Wantage OX12 0AB

Nearest  
Settlement

Grove

Site size  
(Hectares)

0.14

### 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%

### Conclusion

Conclusion

Site below 0.25ha

**Site Details****Site Address**

Land at Priors Lane, Hinton Road, Hinton Waldrist

**Nearest  
Settlement**

Hinton Waldrist

**Site size  
(Hectares)**

0.14

**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%

**Conclusion****Conclusion**

Site below 0.25ha

## Site Reference

VH337

### Site Details

Site Address

Land lying to the west of Kenilworth Road, Cumnor

Nearest  
Settlement

Cumnor

Site size  
(Hectares)

0.14

### 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%

### Conclusion

Conclusion

Site below 0.25ha

**Site Details**

**Site Address**

Tall Trees, 11 Rimes Close, Kingston Bagpuize Abingdon OX13 5AL

**Nearest Settlement**

Kingston Bagpuize with Southmoor

**Site size (Hectares)**

0.14

**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%

**Conclusion**

**Conclusion**

Site below 0.25ha

## Site Reference

VH483

### Site Details

Site Address

Library Avenue, Harwell Didcot OX11 0SG

Nearest  
Settlement

Harwell Campus

Site size  
(Hectares)

0.14

### 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%

### Conclusion

Conclusion

Site below 0.25ha



**Site Details****Site Address**

3-7 Marlborough Street, Faringdon SN7 7JE

**Nearest  
Settlement**

Faringdon

**Site size  
(Hectares)**

0.15

**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%

**Conclusion****Conclusion**

Site below 0.25ha

## Site Reference

VH422

### Site Details

Site Address

Land to the rear of 89A-93 Eynsham Road, Botley Oxford OX2 9DG

Nearest  
Settlement

Botley

Site size  
(Hectares)

0.15

### 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%

### Conclusion

Conclusion

Site below 0.25ha

## Site Details

Site Address

Telephone Exchange, Marlborough Street, Faringdon SN7 7JB

Nearest  
Settlement

Faringdon

Site size  
(Hectares)

0.15

## 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%

## Conclusion

Conclusion

Site below 0.25ha

## Site Reference

VH207

### Site Details

Site Address

Land adjoining Half Acre, Boars Hill

Nearest  
Settlement

Wootton

Site size  
(Hectares)

0.16

### 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%

### Conclusion

Conclusion

Site below 0.25ha

## Site Details

Site Address

Land at 31 West Way, Oxford OX2 0JE

Nearest  
Settlement

Botley

Site size  
(Hectares)

0.16

## 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%

## Conclusion

Conclusion

Site below 0.25ha

## Site Reference

VH231

### Site Details

Site Address

Land to the rear of Saxon Gate, East Hanney

Nearest  
Settlement

East Hanney

Site size  
(Hectares)

0.17

### 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%

### Conclusion

Conclusion

Site below 0.25ha

## Site Details

Site Address

Majors Road, Watchfield, SN6 8TZ

Nearest  
Settlement

Watchfield

Site size  
(Hectares)

0.18

## 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%

## Conclusion

Conclusion

Site below 0.25ha

## Site Reference

VH366

### Site Details

Site Address

Former Day Centre, Stirling Close, Wantage

Nearest  
Settlement

Wantage

Site size  
(Hectares)

0.19

### 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%

### Conclusion

Conclusion

Site below 0.25ha



## Site Details

Site Address

Land at Lodge Hill Garage

Nearest  
Settlement

Abingdon-on-Thames

Site size  
(Hectares)

0.20

## 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%

## Conclusion

Conclusion

Site below 0.25ha

## Site Reference

VH418

### Site Details

Site Address

GWP Healthcare Site, Sir Frank Williams Way, Harwell

Nearest  
Settlement

Harwell

Site size  
(Hectares)

0.21

### 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%

### Conclusion

Conclusion

Site below 0.25ha

## Site Details

Site Address

Recreation Ground Lane, Shrivenham, Swindon SN6 8BJ

Nearest  
Settlement

Shrivenham

Site size  
(Hectares)

0.21

## 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%

## Conclusion

Conclusion

Site below 0.25ha

## Site Reference

VH434

### Site Details

Site Address

The Limes, Station Road, Grove, Wantage OX12 7PE

Nearest  
Settlement

Grove

Site size  
(Hectares)

0.22

### 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%

### Conclusion

Conclusion

Site below 0.25ha

## Site Details

Site Address

Land east of Volunteer Road, Faringdon

Nearest  
Settlement

Faringdon

Site size  
(Hectares)

0.22

## Suitability

## Step 1 Assessment

Flood Zone 3b Area  
(%)

44.0%

Ancient Woodland  
Area (%)

0.0%

Special Area 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 below 0.25ha

## Site Reference

VH61

### Site Details

Site Address

Land north of Church Way, east of Old Glebe House

Nearest  
Settlement

Sparsholt

Site size  
(Hectares)

0.22

### 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%

### Conclusion

Conclusion

Site below 0.25ha

**Site Details****Site Address**

3-7 Marlborough Street, Faringdon SN7 7JE

**Nearest  
Settlement**

Faringdon

**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%

**Conclusion****Conclusion**

Site below 0.25ha

## Site Reference

VH431

### Site Details

Site Address

R A C Estate, Park Road, Faringdon SN7 7BP

Nearest  
Settlement

Faringdon

Site size  
(Hectares)

0.23

### Suitability

#### Step 1 Assessment

Flood Zone 3b Area  
(%)

58.9%

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%

### Conclusion

Conclusion

Site below 0.25ha



## 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

## Site Reference

VH454

### Site Details

#### Site Address

Land east of Eighth Street and South of Bequerel Avenue. Harwell Campus, Didcot OX11 0RA

#### Nearest Settlement

Harwell Campus

#### 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

Site Address

Land to the rear of Willow Barn, Ebbs Lane, East Hanney

Nearest  
Settlement

East Hanney

Site size  
(Hectares)

0.73

## Suitability

## Step 1 Assessment

Flood Zone 3b Area  
(%)

85.3%

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

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**

<b>Site Address</b>	Land east of Eighth Street and South of Phase 1 Access Road, Harwell Campus, Didcot OX11 0RA		
<b>Nearest Settlement</b>	Harwell Campus	<b>Site size (Hectares)</b>	1.29

**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>	Remove site as no further potential to increase capacity of site
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## 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

**Site Details**

<b>Site Address</b>	Minns Business Park at North Hinksey		
<b>Nearest Settlement</b>	Botley	<b>Site size (Hectares)</b>	1.52

**Suitability**

**Step 1 Assessment**

<b>Flood Zone 3b Area (%)</b>	84.2%	<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%

**Conclusion**

<b>Conclusion</b>	Less than 0.25ha remaining once Flood Zone 3b removed
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**VALE**

**6. Sites removed following Step 2  
assessment**



**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?	No
Area outside Zone 3a under threshold?	No		

**Suitability Conclusion**

Is the site suitable?	No
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**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.
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## 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

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to allow development in a National Landscape.

**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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

### 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 & 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		

### Suitability Conclusion

Is the site suitable?	No
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## Conclusion

Conclusion	Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for release of land from the Green Belt.
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**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

**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

### 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 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

**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

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

**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

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

### 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

### 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

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

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

**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

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for release of land from the Green Belt.

**Site Details**

Site Address

Land at Peach Croft Farm, Twelve Acre Drive , Abingdon, OX14 2HP

Nearest  
Settlement

Abingdon-on-Thames

Site size  
(Hectares)

4.40

**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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for release of land from the Green Belt.

**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?**Suitability Conclusion**

Is the site suitable?

**Conclusion**

Conclusion

## 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for release of land from the Green Belt.

**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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located within a National Landscape, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to allow development in a National Landscape.

## Site Details

Site Address

North west part of Ash Tree Farm, Faringdon Road, Cumnor, Oxford

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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

### 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for release of land from the Green Belt.

## 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?

### Suitability Conclusion

Is the site suitable?

## Conclusion

Conclusion

## 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

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for release of land from the Green Belt.

**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

**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

## 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

Christmas Barn, Appleton

Nearest  
Settlement

Appleton

Site size  
(Hectares)

0.62

**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

**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

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for release of land from the Green Belt.

## 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?

### Suitability Conclusion

Is the site suitable?

## Conclusion

Conclusion

## Site Details

Site Address

Small parcel of land north west of Tilbury Lane, south of the A420

Nearest  
Settlement

Botley

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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for release of land from the Green Belt.

## Site Details

Site Address

Eastfield Farm, Woodway Road, Blewbury

Nearest  
Settlement

Blewbury

Site size  
(Hectares)

0.84

## 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

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to allow development in a National Landscape.

**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

**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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for release of land from the Green Belt.

**Site Details**

Site Address

Land to the rear of 22 North Hinksey Village, Oxford

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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

### Suitability Conclusion

**Is the site suitable?**

No

## Conclusion

**Conclusion**

Site is located within a National Landscape, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to allow development in a National Landscape.

**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		

**Suitability Conclusion**

Is the site suitable?	No
-----------------------	----

**Conclusion**

Conclusion	Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

## 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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

## 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

**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

### 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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?

No

Area outside Zone 3a under threshold?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for release of land from the Green Belt.

**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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located within a National Landscape, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to allow development in a National Landscape.

## 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for release of land from the Green Belt.



**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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

### 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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

### 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for release of land from the Green Belt.

**Site Details**

Site Address

Land south of Appleton Road and the Cricket Club, Cumnor

Nearest  
Settlement

Cumnor

Site size  
(Hectares)

7.25

**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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

### 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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for release of land from the Green Belt.

## 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?

### Suitability Conclusion

Is the site suitable?

## Conclusion

Conclusion

## 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

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located within a National Landscape, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to allow development in a National Landscape.

## 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for release of land from the Green Belt.



## 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?

### Suitability Conclusion

Is the site suitable?

## Conclusion

Conclusion

## 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

### 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

**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, 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

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

**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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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?

No

Area outside Zone 3a 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

## 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to allow development in a National Landscape.

## Site Details

Site Address

Land east of Tumbledown, Denmans Farm (to the east and west of Denmans Lane)

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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

**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 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?

No

Area outside Zone  
3a under  
threshold?

No

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to allow development in a National Landscape.

## 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for release of land from the Green Belt.

## Site Details

Site Address

Land to 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

**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, 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

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for release of land from the Green Belt.



## 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?

### Suitability Conclusion

Is the site suitable?

## Conclusion

Conclusion

## 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

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

### 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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?

No

Area outside Zone  
3a under  
threshold?

No

**Suitability Conclusion**

Is the site suitable?

No

**Conclusion**

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for 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

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for release of land from the Green Belt.



## Site Details

Site Address

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?

No

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located within a National Landscape, outside of a settlement and is not previously developed land. We do not consider there to be the exceptional circumstances to allow development in a National Landscape.

## 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

## Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Over 50% of the site lies within Flood Zone 3, once this is removed from developable area 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

**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 Radley

Nearest  
Settlement

Radley

Site size  
(Hectares)

8.80

## 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

### Suitability Conclusion

Is the site suitable?

No

## Conclusion

Conclusion

Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for release of land from the Green Belt.

**Site Details**

Site Address	Land to east of Kennington Road, Radley (forms northern part of VH550)		
Nearest Settlement	Kennington	Site size (Hectares)	5.87

**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		

**Suitability Conclusion**

Is the site suitable?	No
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**Conclusion**

Conclusion	Site is located in the Green Belt, is not previously developed land and adjoins the settlement. We do not consider there to be the relevant justifications for release of land from the Green Belt.
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**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 (%)Site of Special  
Scientific Interest  
Area (%)

0.0%

Registered Park/  
Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt  
and not within a  
settlement?

No

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Flood  
Zone 3a under  
threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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 (%)

27.9%

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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 (%)	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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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 (%)

1.4%

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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

Site Details

Site Address

The Manor House, Townsend, Chilton

Nearest Settlement

Chilton

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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 (%)

16.8%

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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 (%)

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%

## Step 2 Assessment

In the Green Belt  
and not within a  
settlement?

No

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Flood  
Zone 3a under  
threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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 (%)	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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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 (%)

13.9%

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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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 (%)	42.1%	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		

## Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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 (%)

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## Site Details

Site Address

Land north of Barrow Road &amp; 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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 (%)

15.6%

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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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 (%)

12.2%

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

Site Details

Site Address

Land bounded by residential properties on The Green and Bennett Road, Steventon

Nearest Settlement

Steventon

Site size (Hectares)

2.16

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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 (%)

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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 (%)

21.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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 (%)

31.7%

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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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 (%)

9.2%

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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 (%)

13.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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 (%)

20.4%

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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 (%)

18.8%

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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 (%)

43.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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 (%)

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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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 (%)

15.4%

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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

Site Details

Site Address

Land east of Fowler 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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 (%)

0.3%

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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 (%)

59.9%

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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 (%)

2.5%

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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 (%)

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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 (%)

3.0%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

0.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

## Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

Site Details

Site Address	North Didcot, land east of railway line		
Nearest Settlement	Appleford	Site size (Hectares)	14.82

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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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 (%)	70.0%	Ancient Woodland Area (%)	0.0%
Special Area of Conservation Area (%)	0.0%	Scheduled Monument Area (%)	0.0%
Site of Special Scientific Interest Area (%)	0.0%	Registered Park/ Garden Area (%)	0.0%

## Step 2 Assessment

In the Green Belt and not within a settlement?	No	In a National Landscape and not within or adjacent to settlement?	No
Area outside Flood Zone 3a under threshold?	No		

## Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

## Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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 (%)

43.7%

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



## 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 (%)

0.7%

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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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 (%)

0.2%

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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 (%)

0.3%

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?

No

In a National  
Landscape and not  
within or adjacent  
to settlement?

No

Area outside Flood  
Zone 3a under  
threshold?

No

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.



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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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 (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

## Site Details

Site Address

Land between 50 &amp; 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 (%)

0.1%

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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

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 (%)

0.8%

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



## 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?

## 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)

7

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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.



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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

No

## Development Potential

### 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

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 available.

**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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 east of Ware Road, White Horse Business Park, Stanford In The Vale, Faringdon SN7 8NN

**Nearest Settlement**

Stanford-in-the-Vale

**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%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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**

**Site Address**

5 Lechlade Road, Faringdon SN7 8AL

**Nearest Settlement**

Faringdon

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 at Fernham Road, Faringdon SN7 7LB

**Nearest Settlement**

Faringdon

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

<b>Site Address</b>	Land at Park Road, Faringdon		
<b>Nearest Settlement</b>	Faringdon	<b>Site size (Hectares)</b>	0.38

**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		

**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)

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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	Abbey House, Abingdon		
Nearest Settlement	Abingdon-on-Thames	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 (%)	0.1%
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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**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	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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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**

<b>Site Address</b>	The Pump Station, Harwell Campus		
<b>Nearest Settlement</b>	Harwell Campus	<b>Site size (Hectares)</b>	0.64

**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		

**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)

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**

Elms Farm, Grove Road, Wantage OX12 7PD

**Nearest Settlement**

Wantage

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

Land east of Bullockspits Lane and west of Wood Lane, Kingston Bagpuize, OX13 5HJ

**Nearest Settlement**

Kingston Bagpuize with Southmoor

**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?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### 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, OX12 9QA

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 Middle Farm, north of Reading Road, Rowstock

Nearest Settlement

Rowstock

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Site Address

Wayside, Townsend Road, Shrivenham SN6 8HR

Nearest  
Settlement

Shrivenham

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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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, 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

The Charter, Abingdon

**Nearest Settlement**

Abingdon-on-Thames

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Station Yard, Shrivenham SN6 8JL

Nearest Settlement

Shrivenham

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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**

**Site Address**

Townsend Road, Shrivenham, SN6 8HR

**Nearest Settlement**

Shrivenham

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

Wicklesham Farm

**Nearest Settlement**

Faringdon

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 north west of Gloucester Street Car Park, Faringdon

**Nearest Settlement**

Faringdon

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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**

**Site Address**

Land South of The Causeway, East Hanney, OX12 0JJ

**Nearest Settlement**

East Hanney

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Site Address

Land at Challow Station, Challow, Wantage, SN7 8NU

Nearest Settlement

West Challow

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Allotment Land, Lark Hill, Wantage, OX12 8HA

Nearest Settlement

Wantage

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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, SN7 7RR

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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, Shrevenham SN6 8EX (2)

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 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, Shrevenham, SN6 8EX (1)

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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		

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)

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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 (3)

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Site Address

Wootton Business Park, Wootton, Abingdon OX13 6FD

Nearest Settlement

Wootton

Site size (Hectares)

2.01

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Site Address	Land east of Steventon House Hotel, Milton Hill, Milton Heights, Didcot, OX14 4DP		
Nearest Settlement	Milton Heights	Site size (Hectares)	2.20

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		

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)

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**

**Site Address**

Land at Wises Farm, Faringdon Road, East Challow, OX12 9SS

**Nearest Settlement**

East Challow

**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?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

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)

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**

**Site Address**

Land adjacent to Woolstone Road, High Street, Uffington

**Nearest Settlement**

Uffington

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Site Address

Land east of Church Road, Hinton Waldrist, SN7 8SE

Nearest Settlement

Hinton Waldrist

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

Oakley Equestrian Centre, Faringdon Road (opposite Goosey Lane),  
Faringdon SN7 8PE

**Nearest  
Settlement**

Goosey

**Site size  
(Hectares)**

2.42

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed  
development achievable at  
this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 to the south of Scotlands Ash, near West Hagbourne

Nearest Settlement

Upton

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Netherton Road, Appleton (2)

Nearest Settlement

Appleton

Site size (Hectares)

2.75

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Site Address

Land at Old Mill Nurseries, Upper Green, Stanford-in-the-Vale

Nearest Settlement

Stanford-in-the-Vale

Site size (Hectares)

3.18

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

**Site Address**

Land south of Curie Avenue and west of Eighth Street, Harwell Campus, Didcot OX11 0DF

**Nearest Settlement**

Harwell Campus

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Site Address

Land adjacent to Highden Farm, Highworth Road, Faringdon

Nearest Settlement

Faringdon

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Site Address

The Old Farm Buildings, Home Farm, Dog Kennel Lane, Shellingford, Faringdon, SN7 7PU

Nearest Settlement

Shellingford

Site size (Hectares)

3.98

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

**Site Address**

Land South of Drayton Road, Sutton Courtenay

**Nearest Settlement**

Sutton Courtenay

**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?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

**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)

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

Site Address

Land North of Townsend Road, Shrivenham, SN6 8BN

Nearest  
Settlement

Shrivenham

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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Land at Ware Road, Stanford-in-the-Vale

Nearest Settlement

Stanford-in-the-Vale

Site size (Hectares)

4.36

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Site Address

Land north of Fernham Road, Shellingford, Faringdon, SN7 7PU

Nearest Settlement

Shellingford

Site size (Hectares)

4.54

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

Greensands, Reading Road, East Hendred, Wantage OX12 8JE

**Nearest Settlement**

East Hendred

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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**

**Site Address**

Land south of Curie Avenue and west of Second Street, Harwell Campus, Didcot OX11 0QG

**Nearest Settlement**

Harwell Campus

**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%

**Step 2 Assessment**

**In the Green Belt and not within a settlement?**

No

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a under threshold?**

No

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Site Address

Windmill Field, Ickleton Road, East Challow, Wantage, OX12 9RR

Nearest  
Settlement

East Challow

Site size  
(Hectares)

4.73

## 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Site Address

Foxcombe Hall, Boars Hill, Oxford OX1 5HR

Nearest Settlement

Wootton

Site size (Hectares)

6.16

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?

Yes

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a 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)

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

Mary Lyon Centre, Harwell Science And Innovation Campus, Harwell, Didcot OX11 0RD

Nearest Settlement

Harwell Campus

Site size (Hectares)

6.18

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

**Site Address**

Land behind Larkdown Road, Wantage

**Nearest Settlement**

Wantage

**Site size (Hectares)**

6.95

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

**Site Address**

Land to north of Mill Lane, Milton, Abingdon , OX14 4EP

**Nearest Settlement**

Milton

**Site size (Hectares)**

7.14

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

**Site Address**

Land north of Hobbyhorse Lane, Sutton Courtenay

**Nearest Settlement**

Sutton Courtenay

**Site size (Hectares)**

7.27

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

**Site Address**

Land south of Hanney Road, Steventon, OX13

**Nearest Settlement**

Steventon

**Site size (Hectares)**

7.99

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

**Site Address**

Land south of Castle Street, Steventon, Abingdon, OX13 6SR

**Nearest Settlement**

Steventon

**Site size (Hectares)**

8.54

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

**Site Address**

Land east of Hanney Road, Kingston Bagpuize, Abingdon, OX13 5HT

**Nearest Settlement**

Kingston Bagpuize with Southmoor

**Site size (Hectares)**

8.62

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

**Site Address**

Land north of Hanney Road, Steventon, Abingdon, OX13 6AP

**Nearest Settlement**

Steventon

**Site size (Hectares)**

8.76

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Site Address

Land south of Reading Road, West Hendred, Wantage

Nearest Settlement

West Hendred

Site size (Hectares)

9.94

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

**Site Address**

Land Adjoining The Firs, Ardington, Wantage, OX12 8PT

**Nearest Settlement**

Ardington

**Site size (Hectares)**

11.90

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

**Site Address**

Blewbury Centre, Bessels Way, Blewbury Didcot OX11 9NH

**Nearest Settlement**

Blewbury

**Site size (Hectares)**

12.83

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

**Site Address**

Land at Woodhouse Fruit Farm, Digging Lane, Kingston Bagpuize, Abingdon, OX13 5LY

**Nearest Settlement**

Kingston Bagpuize with Southmoor

**Site size (Hectares)**

13.25

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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

Site Address	Harwell Campus, Harwell, Didcot, OX11 0QQ		
Nearest Settlement	Harwell	Site size (Hectares)	18.72

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		

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)

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 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

**Site Address**

Land South of Shrivenham and East of Station Road Shrivenham

**Nearest Settlement**

Shrivenham

**Site size (Hectares)**

21.50

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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		

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.
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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)

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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**

**Site Address**

Land between Reading Road and Grove Road, Harwell, OX11 0HT

**Nearest Settlement**

Harwell

**Site size (Hectares)**

35.41

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

690

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

326

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

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Site Address	Land at Drayton East Way and Land South of Drayton Road, Drayton		
Nearest Settlement	Drayton	Site size (Hectares)	37.50

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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Site Address

Rowstock Innovation Village

Nearest Settlement

Rowstock

Site size (Hectares)

47.90

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Site Address

Land north of Grove

Nearest Settlement

Denchworth

Site size (Hectares)

71.43

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

**Site Address**

Tulwick Park, Station Road, Grove, Wantage

**Nearest Settlement**

Grove

**Site size (Hectares)**

73.38

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Site Address

Land South of Kingston Bagpuize at Swannybrook Farm, Kingston Bagpuize, Abingdon

Nearest Settlement

Kingston Bagpuize with Southmoor

Site size (Hectares)

86.28

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

**Site Address**

Land north of A417, East Hendred

**Nearest Settlement**

East Hendred

**Site size (Hectares)**

116.12

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

<b>Site Address</b>	Land East of East Hendred		
<b>Nearest Settlement</b>	East Hendred	<b>Site size (Hectares)</b>	124.57

**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		

**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)

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

Site Address

'Land north and south of Grove Park Drive, Grove

Nearest Settlement

Grove

Site size (Hectares)

135.97

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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, 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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**

**Site Address**

Land to the West of Great Western Park (Valley Park) Didcot (in the parishes of Harwell and Milton)

**Nearest Settlement**

Harwell

**Site size (Hectares)**

184.32

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Site Address

Rutherford Appleton Laboratory (RAL), Harwell Campus, Harwell, Didcot, OX11 0QQ

Nearest Settlement

Harwell Campus

Site size (Hectares)

282.03

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

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, 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

**Site Address**

Land to the north of Grove (east and west of the A338)

**Nearest Settlement**

East Hanney

**Site size (Hectares)**

332.83

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Site Address

Challow Station Garden Community

Nearest Settlement

West Challow

Site size (Hectares)

619.38

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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**

**Site Address**

Kingston Business Park

**Nearest Settlement**

Kingston Bagpuize with Southmoor

**Site size (Hectares)**

6.25

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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		

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

**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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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		

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**

**Site Address**

Manor Farm, Manor Road, Wantage

**Nearest Settlement**

Wantage

**Site size (Hectares)**

1.10

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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		
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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### 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

Site Address

Botley - north of West Way

Nearest Settlement

Botley

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		
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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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 (1)

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

## Suitability Conclusion

Is the site suitable?

Yes

## Achievability

Is the proposed  
development achievable at  
this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 (2)

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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		
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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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 not available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

Site Details

Site Address

Ickleton Road, Wantage

Nearest Settlement

Wantage

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

Site Details

Site Address

Part of Stockham Park allotments, off Saxon Way, Wantage

Nearest Settlement

Wantage

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**Site Details**

**Site Address**

Land South of Circourt Road, Denchworth, Wantage OX12 0DZ

**Nearest Settlement**

Denchworth

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 available.

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**Site Details**

**Site Address**

Land off A4130, Didcot

**Nearest Settlement**

Sutton Courtenay

**Site size (Hectares)**

7.95

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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		

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)

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>	Land at Frilford Heath Golf Club, Oxford Road, Frilford Heath, Abingdon, OX13 5NW		
<b>Nearest Settlement</b>	Tubney	<b>Site size (Hectares)</b>	12.97

**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>	47.7%	<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		

**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)

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 not available.

Site Details

Site Address

Land to the north of Challow Road, Wantage, OX12 9XY

Nearest Settlement

Wantage

Site size (Hectares)

13.38

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

**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

**Suitability Conclusion**

**Is the site suitable?**

Yes

**Achievability**

**Is the proposed development achievable at this location?**

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

Site Details

Site Address

Land North of Dunmore Road and Twelve Acre Drive Abingdon

Nearest Settlement

Abingdon-on-Thames

Site size (Hectares)

22.69

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 not available.

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### 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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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**

**Site Address**

Hinksey Hill, Kennington, Oxford, OX1 5BG

**Nearest Settlement**

South Hinksey

**Site size (Hectares)**

1.20

**Suitability**

**Step 1 Assessment**

**Flood Zone 3b Area (%)**

0.0%

**Ancient Woodland Area (%)**

60.6%

**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?**

Yes

**In a National Landscape and not within or adjacent to settlement?**

No

**Area outside Flood Zone 3a 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)

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### 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.

Site Details

Site Address	The Croft, Milton Hill, Abingdon		
Nearest Settlement	Milton Heights	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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Westview, 6 Abingdon Road, Rowstock

Nearest Settlement

Rowstock

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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

Place Farm – Land south west of Place House, Chilton

Nearest Settlement

Chilton

Site size (Hectares)

2.60

Suitability

Step 1 Assessment

Flood Zone 3b Area (%)

0.2%

Ancient Woodland Area (%)

0.0%

Special Area of Conservation Area (%)

100.0%

Scheduled Monument Area (%)

0.0%

Site of Special Scientific Interest Area (%)

0.0%

Registered Park/ Garden Area (%)

0.0%

Step 2 Assessment

In the Green Belt and not within a settlement?

No

In a National Landscape and not within or adjacent to settlement?

No

Area outside Flood Zone 3a under threshold?

No

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Land east of South Row, Chilton

Nearest Settlement

Chilton

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable 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 appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Land north-west of Faringdon Road, Watchfield

Nearest Settlement

Watchfield

Site size (Hectares)

37.65

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

150,600

Residential  
Development Capacity  
(Dwellings)

734

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

369

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

Site Details

Site Address

Land west of Grove Business Park

Nearest Settlement

Grove

Site size (Hectares)

7.42

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

29,597

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 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		

Suitability Conclusion

Is the site suitable?	Yes
-----------------------	-----

Achievability

Is the proposed development achievable at this location?	The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.
--	--

## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

489,038

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 to north west of Harwell

Nearest Settlement

Harwell

Site size (Hectares)

40.62

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

Suitability Conclusion

Is the site suitable?

Yes

Achievability

Is the proposed development achievable at this location?

The Vale of White Horse is a viable location for most forms of development. We are not aware of any on-site issues that would affect the viability of this site.



## Availability

Is the site available?

Yes

## Development Potential

### Promoted Use

Environmental Uses

Affordable Housing

Renewable Energy

Self and Custom Build Housing

Housing

Traveller

Employment

### Development Capacity

Employment Land  
Development Capacity  
(Square Metres)

0

Residential  
Development Capacity  
(Dwellings)

792

### Residential Development Indicative Trajectory

Years 1-5

0

Year 6-10

365

Year 11-15

427

Years 16+

0

## Conclusion

Conclusion

The site is appropriate for further consideration through the Joint Local Plan.

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**These include large print, Braille, audio, email, easy read and alternative languages.**

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