

Site Option Modelling Assessment Sheet

Policy	Option A	Option B
<p>Vision One Parish with two distinct villages each with their own distinct identity, with shared amenities</p>		
<p>Housing: 10-15% growth to support the needs of the community and sustain facilities</p> <p>To integrate new housing and facilities into the Parish of Burcot and Clifton Hampden so that today's distinctive character and identity of the two villages is maintained. (Character assessments included at the end of this document). Condenses to:</p> <p>Burcot: generally medium, large and very large houses on generous plots. High car dependency</p> <p>Clifton Hampden: mix of housing sizes and plot sizes types in 4 mini-communities: High Street (old estate); Courtiers (1960's development around 'green'), Oxford Road (Backing onto Rec), Watery Lane ('Lane' character). Low car dependency internally as amenities within short walking distance</p> <p>20-30 low cost homes</p> <ul style="list-style-type: none"> • Rented • Retirement homes to downsize without moving away • Starter Homes • Key Workers <p>In close proximity to school, shop/post office, village hall, car park (to minimise car dependency)</p> <p>5-10 larger market homes to generate funds to be used for the benefit of the community through the Community Land Trust</p>		

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<p>Green Belt Review Purpose: To preserve the overall openness of the Green Belt.</p> <ul style="list-style-type: none"> • to check the unrestricted sprawl of large built-up areas; • to prevent neighbouring towns merging into one another • to assist in safeguarding the countryside from encroachment; • to preserve the setting and special character of historic towns; <p>To assist in urban regeneration, by encouraging the recycling of derelict and other urban land</p> <p>To prevent neighbouring towns (villages) merging into one another</p> <ul style="list-style-type: none"> • Clifton Hampden-Culham (+ culham new town) • Clifton Hampden-Burcot • Burcot-Berinsfield <p>To assist in safeguarding the countryside from encroachment</p> <p>To preserve the special character of Oxford</p> <ul style="list-style-type: none"> • Clifton Hampden Estate Village and Amenities • 'Clover leaf' communities 		
<p>Surgery:</p> <ul style="list-style-type: none"> • 0.5ha for a new surgery including car park • Release current site with potential for additional housing <p>Located for convenience of villagers, close proximity to school, shop/post office, village hall, car park (to minimise car dependency)</p>		

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<p>School</p> <p>Tbc – strategy awaited Assume some additional space required</p>		
<p>Village Hall and Recreation Ground Amenities</p> <p>Keep the Village Hall where it is and renovate</p> <ul style="list-style-type: none"> • 2nd room, meeting room, toilets <p>Combine the existing facilities on the Recreation Ground into a new building.</p>		
<p>Green Infrastructure</p>		
<p>Designating important areas of open/green space within the villages, i.e. the recreation ground and The Wharf</p>		
<p>Resisting development within the identified Flood Plain</p>		
<p>Opportunities for the enhancement and protection of the River Thames, the Thames Footpath and the surrounding landscape</p>		

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Defining a network of footpaths, cycle paths and bridleways		
The Wharf Rebuild boathouse on the Wharf		
Traffic (Minimise car dependency) To position development so as to maximise the potential to walk between houses and amenities: school, post office and stores, surgery, village hall, recreation ground, church, pubs. To prevent sprawl and ribbon development which would increase car usage for local journeys within the village		
Other Burial Ground. To provide additional burial grounds. – assume 0.1 acre plus access		
Other Allotments. Retain some allotments on current or new site – assume 1 acre		

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