## Contents

1 **INTRODUCTION** 1
   - The Role of the Local Plan 1
   - The Need for this Plan 1
   - Review Process 1
   - The Plan in its Wider Context 1
   - How to Use the Plan 2
   - Supplementary Planning Guidance 3

2 **GENERAL STRATEGY** 5
   - The Plan’s Aims and Objectives 5
   - The Strategy 7
   - Appraisal of the Plan 11
   - Implementation 11
   - Monitoring of the Plan’s Policies and Proposals 12

3 **THE ENVIRONMENT** 13
   - Introduction 13
   - The Built Environment:
     - General Development Standards (BE1-BE3) 13
     - Open Space in Settlements (BE4) 18
     - Historic Areas, Vernacular Buildings and Archaeology (BE5-BE13) 20
     - Advertisements, Signs and Shop Fronts (BE14-BE16) 27
     - Telecommunications (BE17) 30
     - Pollution (BE18-BE21) 32
     - The Natural Environment:
       - Countryside (NE1-NE2) 37
       - Landscape (NE3-NE5) 38
       - Natural Resources (NE6-NE12) 44
       - Ecology and Geology (NE13-NE15) 56

4 **TRANSPORT AND MOVEMENT** 63
   - Introduction 63
   - Transport and New Development (T1) 65
   - The Transport Network (T2-T5) 66
   - Managing the Transport Network (T6-T8) 69

5 **HOUSING** 73
   - Introduction 73
   - Objectives and Strategy 73
   - Planning, Monitoring and Managing Housing Provision (H1) 74
   - Proposals 78
   - Quality of Residential Development (H2-H3) 80
   - Location of New Dwellings (H4-H10) 82
   - Affordable Housing (H11-H12) 88
   - Residential Caravans and Mobile Homes (H13-H15) 92

6 **EMPLOYMENT** 95
   - Introduction 95
   - Employment Policies (E1-E7) 96

7 **TOWN CENTRES & SHOPPING** 101
   - Introduction 101
   - Town Centre Policy (SH1-SH3) 102
   - Other Shopping Policies (SH4-SH8) 105

8 **TOURISM, LEISURE & COMMUNITY FACILITIES** 109
   - Introduction 109
   - Objectives and Policy Approach (TLC1) 109
   - Tourism (TLC2-TLC4) 111
   - Leisure (TLC5-TLC11) 114
   - Community Services and Facilities (TLC12) 125

9 **WITNEY** 127
   - Introduction 127
   - Housing 127
   - Employment 132
   - Transport 133
   - The Central Area (WIT1-WIT2) 135
   - Landscape and Open Space (WIT3) 137

10 **CARTERTON** 139
    - Introduction 139
    - Proposals 140
    - Carterton Town Centre 142
    - General Policy Approach for the Carterton Area 142

**POLICY CHECKLIST** 145

**GLOSSARY** 167

**APPENDICES**
1 Parish Population, Housing Commitments and Completions 177
2 Parking Standards 179
3 Children’s Play Space Standards 183
4 Scheduled Ancient Monuments 185
5 Hierarchy of Nature Conservation Designations 191
6 County Wildlife Sites 193
## Contents

### FIGURES

2.1 Strategy Diagram 9
3.1 Conservation Areas in West Oxfordshire 21
3.2 Parks and Gardens of Special Historic Interest 25
3.3 Airfield Safeguarding Areas 35
3.4 Landscape Character Areas 39
3.5 Windrush in Witney and Lower Windrush Valley Project Areas 41
3.6 Ancient Woodland and Wychwood Project Area 47
3.7 Indicative Flood Risk Areas 51
3.8 Sites of Special Scientific Interest 59
5.1 Amount and Distribution of New Housing 1996 - 2001 - 2011 75
5.2 Hierarchy of Settlements 85
9.1 Housing Provision in Witney 1996 - 2001 - 2011 128

### MAPS

- Proposals Map
- Inset Maps:
  1. Eynsham
  2. Standlake
  3. Witney
  3A. Central Witney
  4. Carterton
  4A. Carterton Town Centre
  5. Burford
  6. Chipping Norton
  7. Woodstock