



21,000 new homes need
to be built in Oxfordshire
between 2016 and 2026

**Where should all the
new housing go?**

**Please take a booklet
and have your say**

More housing is needed for the many people who cannot find a home at a reasonable price and to ensure that the county continues to be a successful and vibrant place. We'd like to know where you think the new housing should go.

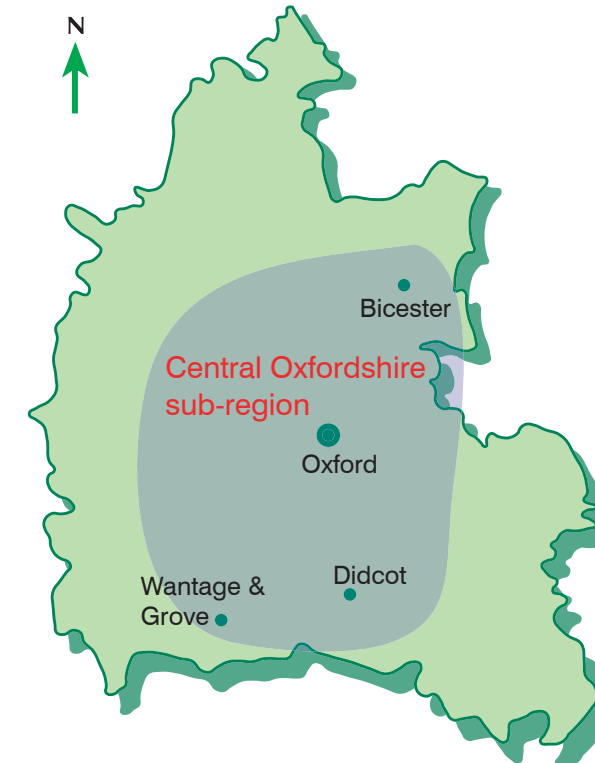


Please read this consultation leaflet, fill in the questionnaire on page 7 and tell us what you think about plans for new housing in the county.

Oxfordshire in the South East Plan

The South East England Regional Assembly (SEERA), as part of its South East Plan, has decided that 21,000 new homes must be built in Oxfordshire between 2016 and 2026. SEERA, based at Guildford, is developing a plan for the whole of the south-east England region.

For the South East Plan, recognising the special role of Oxford city, SEERA has divided Oxfordshire into two parts: a central Oxfordshire sub-region; and the rest of Oxfordshire.



Planning housing growth

We have been asked to focus most of the new housing for the county in central Oxfordshire, as this is likely to be the most

sustainable approach. We are now consulting on two broad options for the distribution of the new housing.



Factors common to both housing distribution options

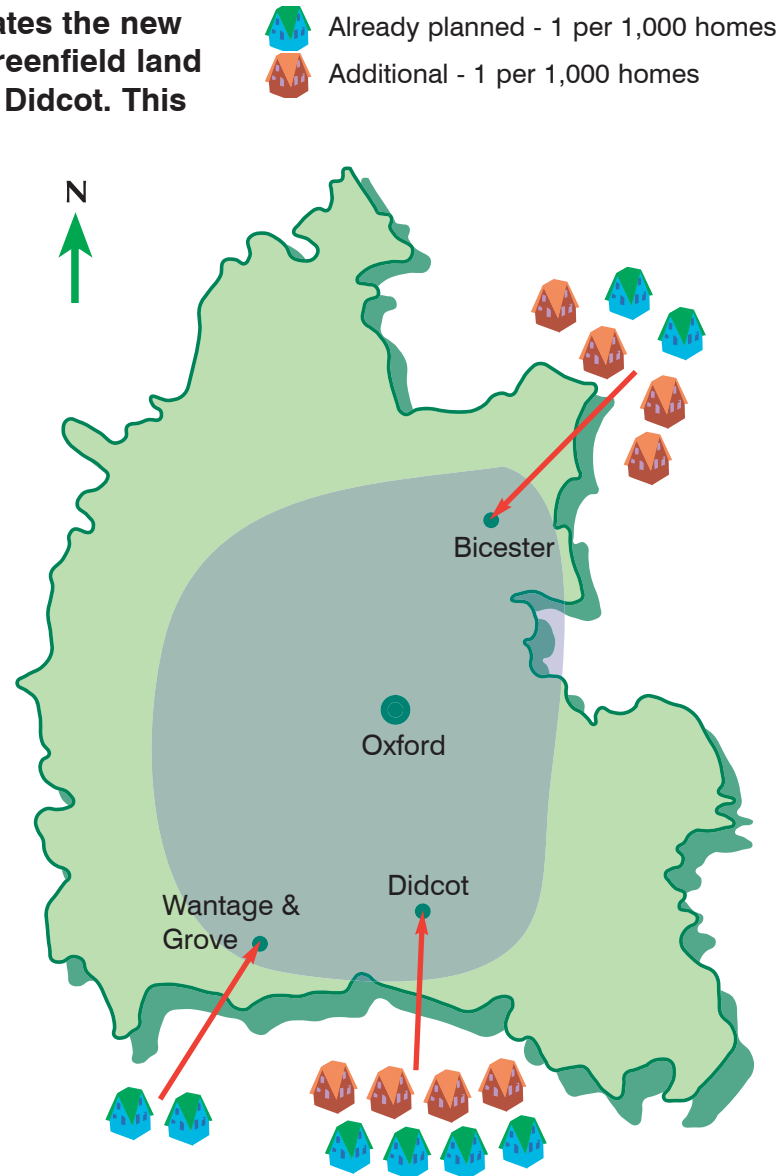
- In total, 47,200 homes need to be built between 2006 and 2026. Of these, 26,300 are already planned up to 2016 and have been consulted on for the Oxfordshire Structure Plan 2016.
- Around 2,000 new homes may need to be built on greenfield land outside central Oxfordshire at places like Banbury, Carterton, Chipping Norton, Henley, Faringdon and Thame.
- What we are consulting on now is 21,000 additional homes between 2016 and 2026. Building on previously developed land is a priority and we calculate that just over half of this housing (around 11,000 homes) could be built on previously developed land including about 2,700 in Oxford city. This leaves 10,000 homes to be distributed.
- Around 8,000 homes may need to be built on greenfield land in central Oxfordshire. The two options presented on pages four and five for consultation show different ways of distributing this greenfield development without extending into the Oxford green belt.



Option 1: Focus on Bicester and Didcot

This option concentrates the new housing requiring greenfield land equally at Bicester and Didcot. This would mean building up to 4,000 new homes on the edges of each town.

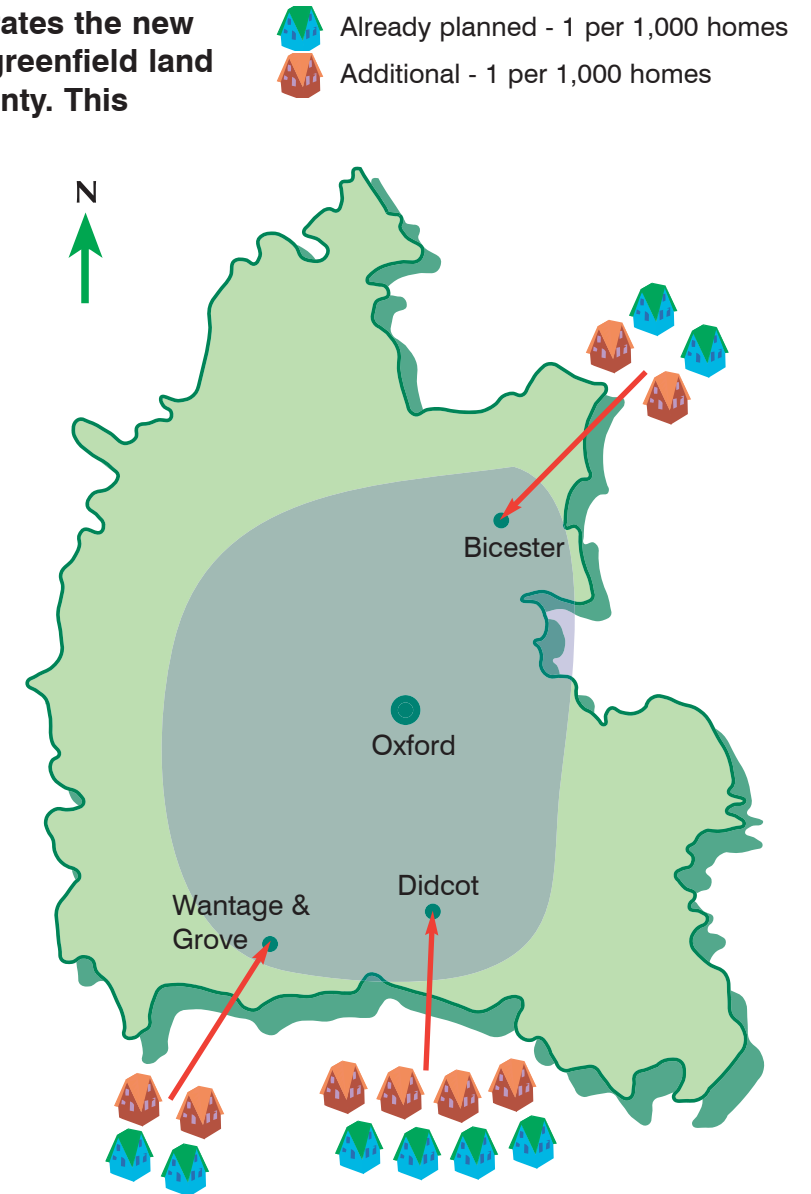
Both towns are relatively well placed for housing development with good transport access and potential for growth in employment. Housing growth could however lead to a growth in commuting, if it is not coupled with high-quality employment opportunities, particularly in Bicester.



Option 2: Focus on south of the county

This option concentrates the new housing requiring greenfield land in the south of the county. This would mean development on the edge of Wantage & Grove (around 2,000 new homes), Didcot (up to 4,000 homes) and Bicester (about 2,000 homes).

Major employment growth is already planned at Harwell and Milton Park near to both Didcot and Wantage & Grove. A lower rate of housing growth for Bicester could allow more time to address employment issues and infrastructure requirements there.





Options considered

Before preparing the two housing distribution options presented on the previous pages for consultation, the county council considered and rejected many other approaches. These included significant extensions to Oxford in the green belt and creating a major new settlement.

Infrastructure

Oxfordshire County Council will advise SEERA on what infrastructure the county needs to support the new housing such as roads, public transport, health services, schools, and community facilities. SEERA is assessing what infrastructure is needed across the south-east region.

As well as new housing in Oxfordshire, high levels of new housing in neighbouring sub-regions such as Swindon to the south-west and Aylesbury Vale to the north-east could also affect Oxfordshire.

The draft South East Plan acknowledges that development should only take place when the necessary infrastructure is in place. However, this is a difficult issue and ultimately the government will decide.

What happens next?

The advice that we provide to SEERA following this consultation will inform the next draft of the South East Plan. SEERA will submit the plan to the government in March 2006, after which there will be a period of formal public consultation as well as a public examination. Central government will decide the content of the final plan.



The South East Plan will define approaches and broad locations for housing growth. However, local district councils will decide on the precise location of housing within these broad locations in their Local Development Frameworks.



Housing distribution questionnaire

Please take a moment to answer the questions below and return this form by **28 October 2005** (you do not need a stamp).

Your name:

Postcode: Organisation (if applicable).....

Q1. Overall, which housing distribution option do you prefer?

Option 1 (Focus on Bicester and Didcot) **Option 2** (Focus on south of the county) **Neither option**, I would like to suggest an alternative option

Q2. If you would like to suggest your own housing distribution option, please provide details below. Please say why you prefer this distribution option. (Remember, alternatives must provide for 8,000 homes on greenfield land in central Oxfordshire)

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.....
.....

Q3. What infrastructure do you think is needed for this new housing development in Oxfordshire? (For example, roads, public transport, health services, schools, shops, community facilities, green spaces etc.)

.....
.....
.....

Thank you for completing this questionnaire



No stamp
required

FREEPOST OXFORDSHIRE COUNTY COUNCIL

(no further address required)

Further information

**For more information visit the county council website
at www.oxfordshire.gov.uk or call the county council
planning team on 01865 810434 or
e-mail southeastplan@oxfordshire.gov.uk**



September 2005

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