



**Vale
of White Horse**
District Council

Publication Version
October 2017

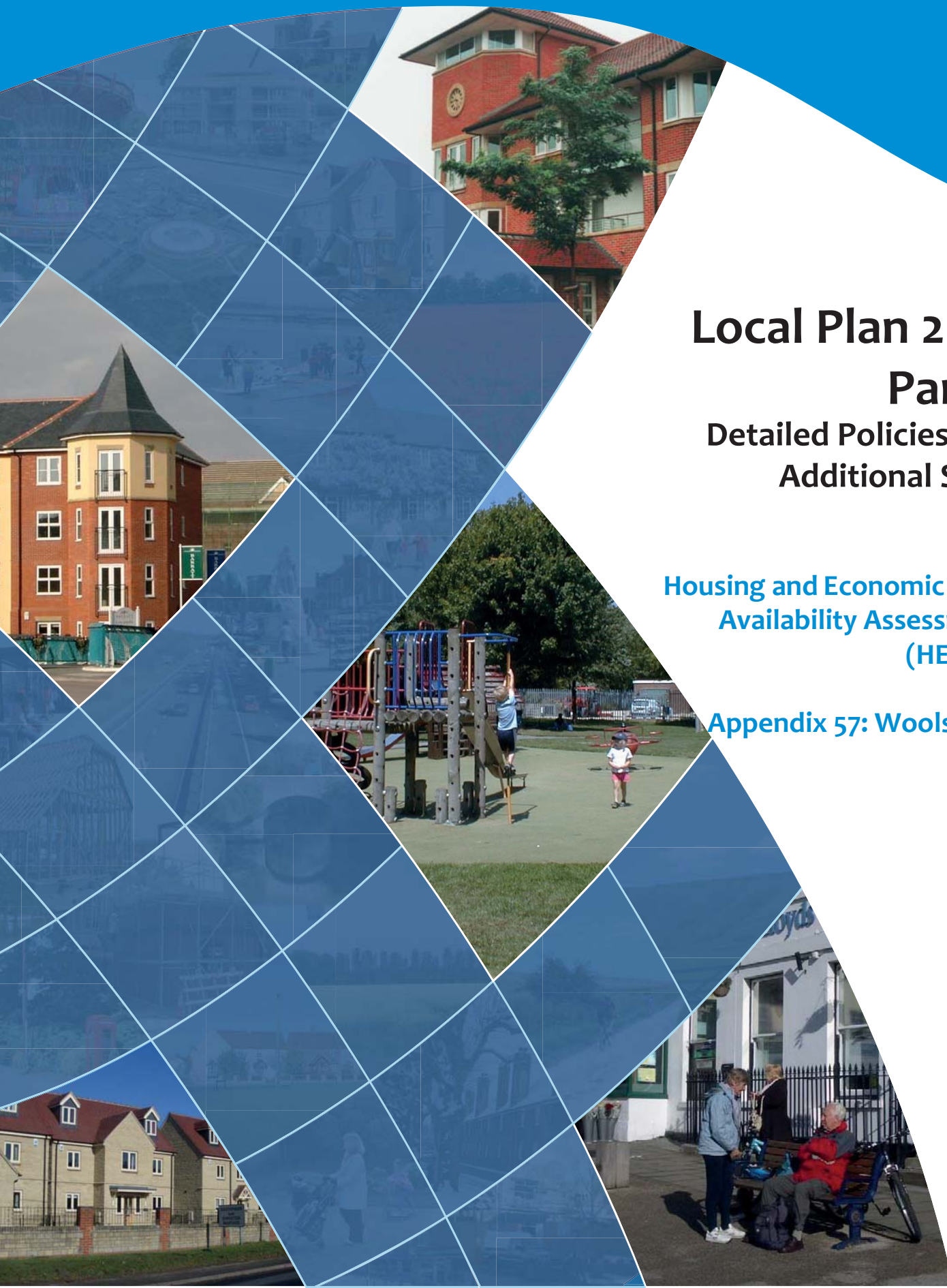
Local Plan 2031

Part 2

Detailed Policies and Additional Sites












Housing and Economic Land
Availability Assessment
(HELAA)

Appendix 57: Woolstone



Settlement/Parish	Woolstone		
HELAA Reference	WOOL01	Submitted Site Reference	Yes / V208
Location/Address	Land off Woolstone Road		
Size	5.05ha		
Land uses	Agricultural		
Surrounding land uses	Agricultural and residential		
Planning history	P12/V2126/FUL		
Constraints which Impact the Suitability of the Site at this Stage			
Flood zone 2 or 3	0.00ha - Not in Flood Zone 2 or 3		
Site of Special Scientific Interest	None in the vicinity		
Special Area of Conservation	None in the vicinity		
Registered Park / Garden	None in the vicinity		
Local Wildlife Site (incl. proposed)	None in the vicinity		
Ancient Woodland	None in the vicinity		
Scheduled Monument	None in the vicinity		
Other Constraints Identified			
Green Belt	Site is outside of the Green Belt		
Area of Outstanding Natural Beauty	Site does not impact on this designation		
Other Wildlife Designations	None in the vicinity		
Community Forest	Site is outside of this designation		
Tree Preservation Orders	There are no TPOs on this site		
Conservation Area	None in the vicinity		
Listed buildings	Site could impact upon the setting of nearby listed buildings		
Archaeological potential	None in the vicinity		
Agricultural Land Quality	Grade 3		
Gas Pipeline Consultation Area	No		
Access	There is potential for safe access to be provided		
Overhead Power Lines	There are no power lines on the site		
Suitability	Suitable for further consideration		
Availability	Yes - site is promoted for development		
Achievability	Yes - Site is deliverable		
Indicative Trajectory	0-5 years: 126 dwellings 6-15 years: 0dwellings		
URL	http://maps.whitehorsedc.gov.uk/gis?cat=HLA&ref=WOOL01		

Woolstone Legend

-  Suitable for Further Consideration
-  Committed Housing Schemes (March 2017)
-  Conservation Area
-  Listed Buildings
-  Historic Park and Garden
-  Archaeological Constraints
-  Ancient Woodland
-  SSSI/SAC
-  Area of Outstanding Natural Beauty
-  Flood Zone 2
-  Flood Zone 3

