



## Vale of White Horse Local Plan Examination

### Matter 8: Strategy for Abingdon-on-Thames and Oxford Fringe Sub-Area (CP8 – CP11 and CP14):

Submission from the Wantage and Grove Campaign Group.

#### Matter 8.1

*Other than in connection with Green Belt issues (considered in Matter 5) are the Strategic Housing Allocations listed in policy CP8 soundly based and deliverable?*

- (a) North of Abingdon-on-Thames (site 2)*
- (b) North-West of Abingdon-on-Thames (site 1)*
- (c) North-West of Radley (site 4)*
- (d) South of Kennington (site 3)*
- (e) South of East Hanney (site 6)*
- (f) East of Kingston Bagpuize with Southmoor (site 7)*

1. The Wantage and Grove area includes the villages of East and West Hanney and therefore site 6 “South of East Hanney”. 198 homes have already been approved in East Hanney since 2010, some of which are built and occupied. The village only had 341 dwellings at the 2011 Census so the level of approvals to date is already a 58% increase.
2. [HOU09\\_08 SHLAA Appendix 8 East Hanney](#) dated February 2014 contains no strategic sites for East Hanney. [HOU09\\_29a SHLAA Viability Assessment ADCON FINAL](#) contains references in Table 1.2 and in Appendix 4 to “Site 45: East Hanney” but no detail is provided. The detail is contained in [PLP01\\_2 Local Plan 2031 Housing Delivery update Appendix 5 Site Tables](#).
3. In spring 2014, an additional site was proposed to the East of East Hanney (Site 45). It was considered by the village as relatively non-contentious although people did not like 200 houses on a single site. Only 30 objections were received. On October 15th, the Vale changed the site to the south of East Hanney (site 55). The only reference to this new site is in Core Policy 8 and Appendix 1 of the LPP1 and in [TOP03 Strategic Sites Selection](#) produced in November 2014.
4. The position of the new site is upstream of the existing settlement, and located on land extending alongside Letcombe Brook, (one of only 224 rare chalk streams in the world). The Brook is recognised as a main water course, and should be viewed as a river in the context of understanding the risks and implications of development at this location. As the Brook enters the village it passes through Dandridges Mill, which is a pinch point. The village is subject to regular and intense flooding. There are watercourses that feed out of the Brook, one of which flows across the site, and one opposite the site, both flowing into the village. The main course of the Brook itself flows through the village. The positioning of a large development of this nature at this location is of concern due to the increase in flooding risk to the existing village. The site also includes an area that is registered as a traditional orchard and a traditional ridge and furrow meadow.
5. A well-attended public meeting was held in East Hanney on November 24th. A subsequent ballot showed that 234 out of 250 did not know of the south site proposal and 245 out of 250 do not want it.

## Wantage and Grove Campaign Group - continued

6. The inclusion of new sites at very late stages in the plan process after consultation periods have been completed demonstrates that the consultation process was not adhered to and, therefore, the Plan is fundamentally unsound.

### Matter 8.2

*Are there other sites which would more appropriately meet the identified need for new housing?*

7. Given the recent designation of Didcot as the new “Greater Didcot Garden Town” we would suggest that sites there would be more appropriate.