



**Vale
of White Horse**

District Council

Publication Version
October 2017

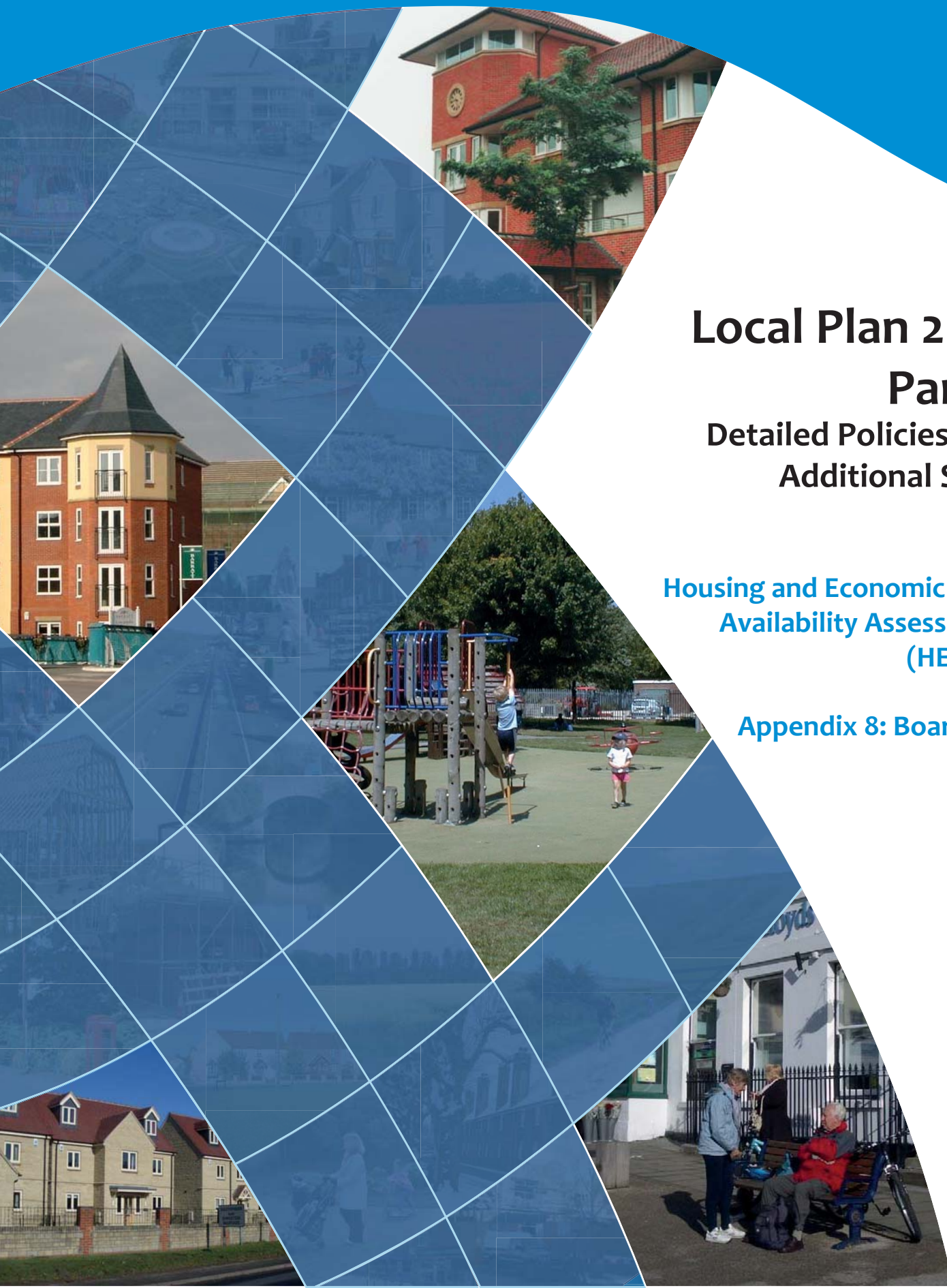
Local Plan 2031

Part 2

Detailed Policies and Additional Sites

Housing and Economic Land
Availability Assessment
(HELAA)

Appendix 8: Boars Hill



Settlement/Parish	Boars Hill		
HELAA Reference	BHIL01	Submitted Site Reference	Yes / V003
Location/Address	Land at West Gardens		
Size	2.64ha		
Land uses	Agricultural		
Surrounding land uses	Residential and agricultural		
Planning history	None		
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	Site is 2.1km from Cothill Fen		
Registered Park / Garden	None in the vicinity		
Local Wildlife Site (incl. proposed)	None in the vicinity		
Ancient Woodland	Red Copse (low impact)		
Scheduled Monument	None in the vicinity		
Other Constraints Identified			
Green Belt	Site is in the Green Belt		
Area of Outstanding Natural Beauty	Site does not impact on this designation		
Other Wildlife Designations	Conservation Target Area (Oxford Heights West)		
Community Forest	Site is outside of this designation		
Tree Preservation Orders	There are TPOs on the boundary of the site		
Conservation Area	Site does not impact the conservation area		
Listed buildings	No listed buildings in the area		
Archaeological potential	There is no known archaeology on this site		
Agricultural Land Quality	Grade 3		
Gas Pipeline Consultation Area	No		
Access	It is unclear if safe site access can be provided		
Overhead Power Lines	No major power lines cross this site; however some smaller power lines do cross the site		
Suitability	Suitable for further consideration		
Availability	Yes - site is promoted for development		
Achievability	Yes - Site is deliverable		
Indicative Trajectory	0-5 years: 66 dwellings 6-15 years: 0dwellings		
URL	http://maps.whitehorsedc.gov.uk/gis?cat=HLA&ref=BHIL01		

Settlement/Parish	Boars Hill		
HELAA Reference	BHIL02	Submitted Site Reference	Yes / V009
Location/Address	Land adjoining Half Acre		
Size	0.16ha		
Land uses	Woodlands		
Surrounding land uses	Residential and Woodlands		
Planning history	None		
Constraints which Impact the Suitability of the Site at this Stage			
Flood zone 2 or 3	0.00ha - NOT ASSESSED		
Site of Special Scientific Interest	NOT ASSESSED		
Special Area of Conservation	NOT ASSESSED		
Registered Park / Garden	NOT ASSESSED		
Local Wildlife Site (incl. proposed)	NOT ASSESSED		
Ancient Woodland	NOT ASSESSED		
Scheduled Monument	NOT ASSESSED		
Other Constraints Identified			
Green Belt	NOT ASSESSED		
Area of Outstanding Natural Beauty	NOT ASSESSED		
Other Wildlife Designations	NOT ASSESSED		
Community Forest	NOT ASSESSED		
Tree Preservation Orders	NOT ASSESSED		
Conservation Area	NOT ASSESSED		
Listed buildings	NOT ASSESSED		
Archaeological potential	NOT ASSESSED		
Agricultural Land Quality	NOT ASSESSED		
Gas Pipeline Consultation Area	NOT ASSESSED		
Access	NOT ASSESSED		
Overhead Power Lines	NOT ASSESSED		
Suitability	NOT ASSESSED		
Availability	NOT ASSESSED		
Achievability	NOT ASSESSED		
Indicative Trajectory	0-5 years: 0 dwellings 6-15 years: 0dwellings		
URL	http://maps.whitehorsedc.gov.uk/gis?cat=HLA&ref=BHIL02		

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Boars Hill Legend

- Suitable for Further Consideration
- Not Assessed
- Committed Housing Schemes (March 2017)
- Listed Buildings
- Archaeological Constraints
- Ancient Woodland
- Local Wildlife Sites
- Green Belt

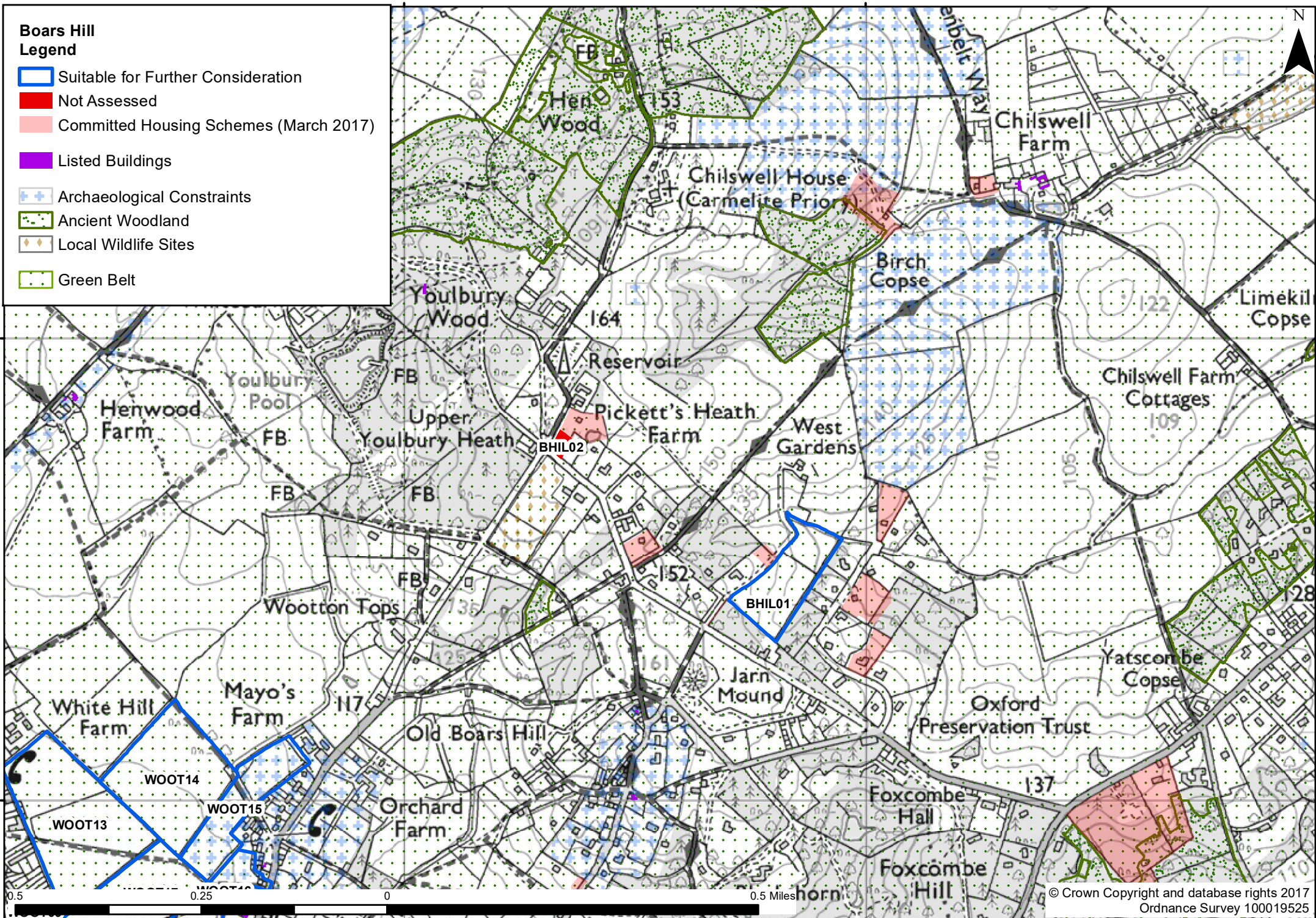
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0.5 Miles

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