



Introduction – who is involved

Stonesfield Parish Council

The PC resolved at its meeting on 1 September 2021 to proceed with the production of a Neighbourhood Plan. The PC are the qualifying body.

Neighbourhood Plan Steering Group

Jim Aistle, Caroline Friend, Wendy Gould, Jess Huband, Alan Kendall, Viv Kendall, Philippa Lowe, Richard Morris (Chair), Simon Powell (PC rep), Sue Rudlin, Pete Smyth, Simon Warr (PC rep)

Volunteers – unfortunately too numerous to list

What is a Neighbourhood Plan?

Neighbourhood Planning is a way for communities to have a say in the future of where they live and work.

It gives you the power to produce a plan with real legal weight that directs development in your local area.

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It helps you:

- Say what type of new development might be appropriate
- Say what those buildings should look like
- Say which areas should be designated 'green spaces' in order to protect them

Where have we got to since June 2023?

Last year we said we were working on:

- Parish Landscape Assessment **Completed**
- Village Character Assessment **Nearly completed**
- Following advice from WODC we've developed a Housing Needs Assessment (HNA) **Completed**
- Analysing the village survey results and developing policies **Work in progress**
- Starting to write the Plan **Work in progress**



Parish Landscape Assessment (LA)

The Stonesfield LA is a document that records the landscape of the Parish surrounding the village.

It records the countryside around the village and the views looking towards the village from public rights of way.

What's in the Landscape Assessment (LA)

Part 1: Introduction

Part 2: Landscape background

- Location & context of parish
- Natural environment
- Cultural heritage
- Perceptual qualities
- Landscape character context
- Forces for change

Part 3: Landscape Character Assessment



Five local landscape character areas (LLCA)

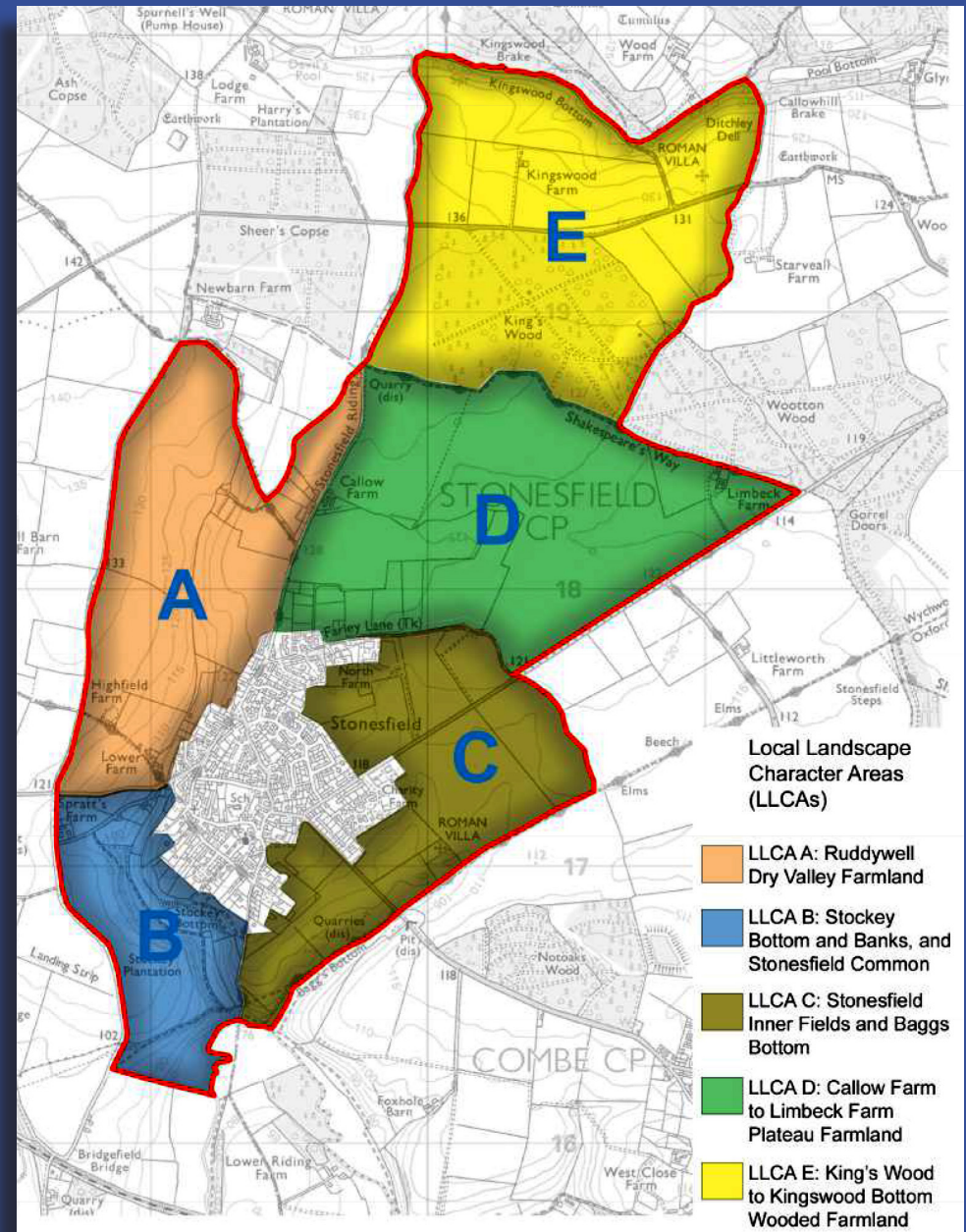
A Ruddywell dry valley

B Stockey Bottom and Banks, and Stonesfield Common

C Stonesfield inner fields and Baggs Bottom

D Callow Farm to Limbeck Farm plateau farmland

E King's Wood to Kingswood Bottom wooded farmland



Village Character Assessments (CA)

The village CA records the character of the built environment – the street scenes, what types of houses and what they are built of.

It records the views looking out of the village to the surrounding countryside.

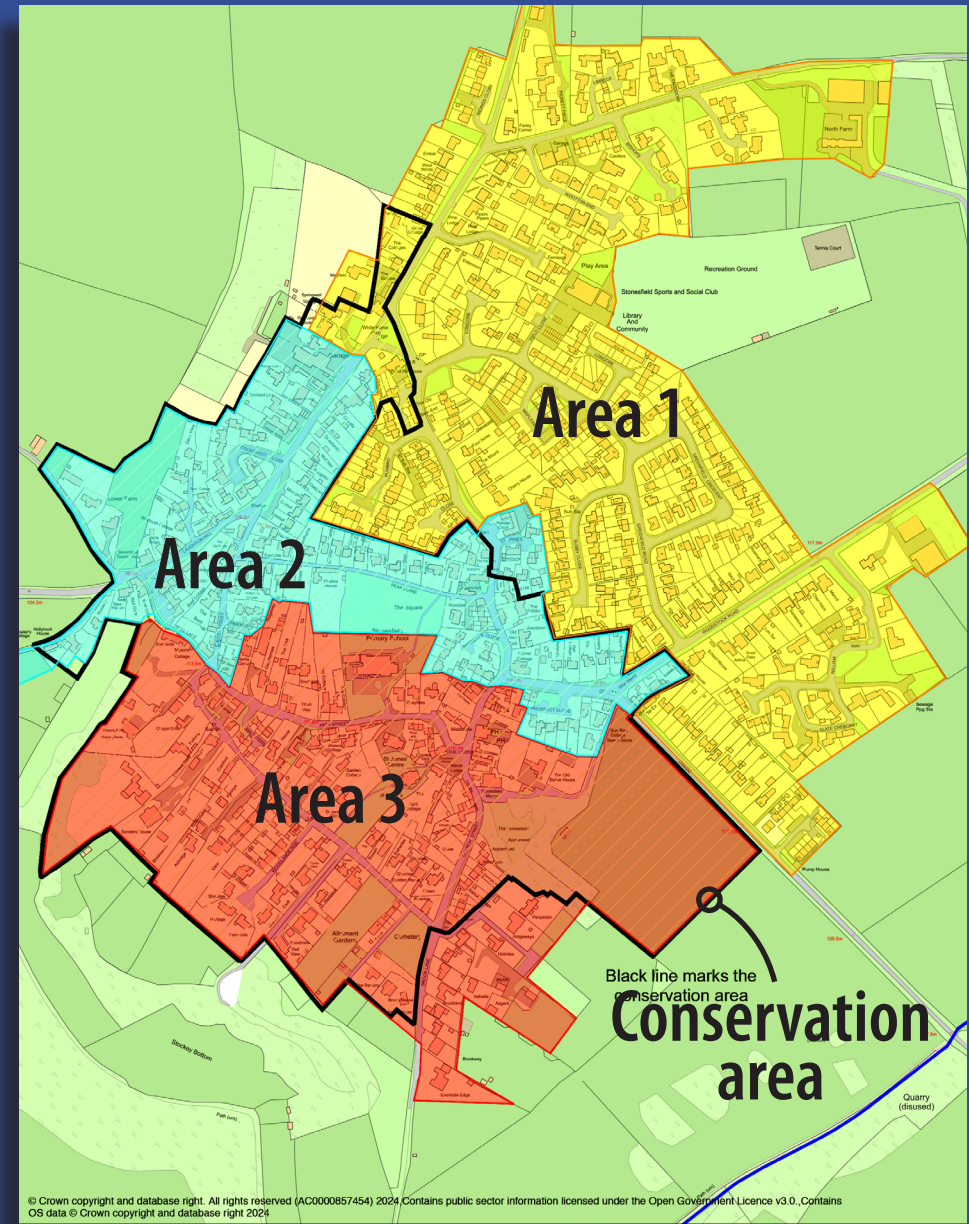


Three character assessment areas

Area 1: mostly post war to current housing e.g. William Buckland Way

Areas 2 & 3 mostly covers the conservation area

Areas 2 & 3 have a mix of some of the oldest buildings in the village and modern infill housing e.g. Pumbro



Each street is surveyed for the following

Technical details

General ambience/activity

Streets and spaces/greenery

Boundaries

Buildings and built character

Materials and key features

Key views

Overt detracting features

Example community & environment policies

SC1 Protecting retail, employment and services

SC2 Protecting community facilities

SC3 Parking

SC4 Walking and cycling

SC5 Public Transport

SNEL1 Protecting Cotswold National Landscape (AONB)

SNEL2 Protecting important views

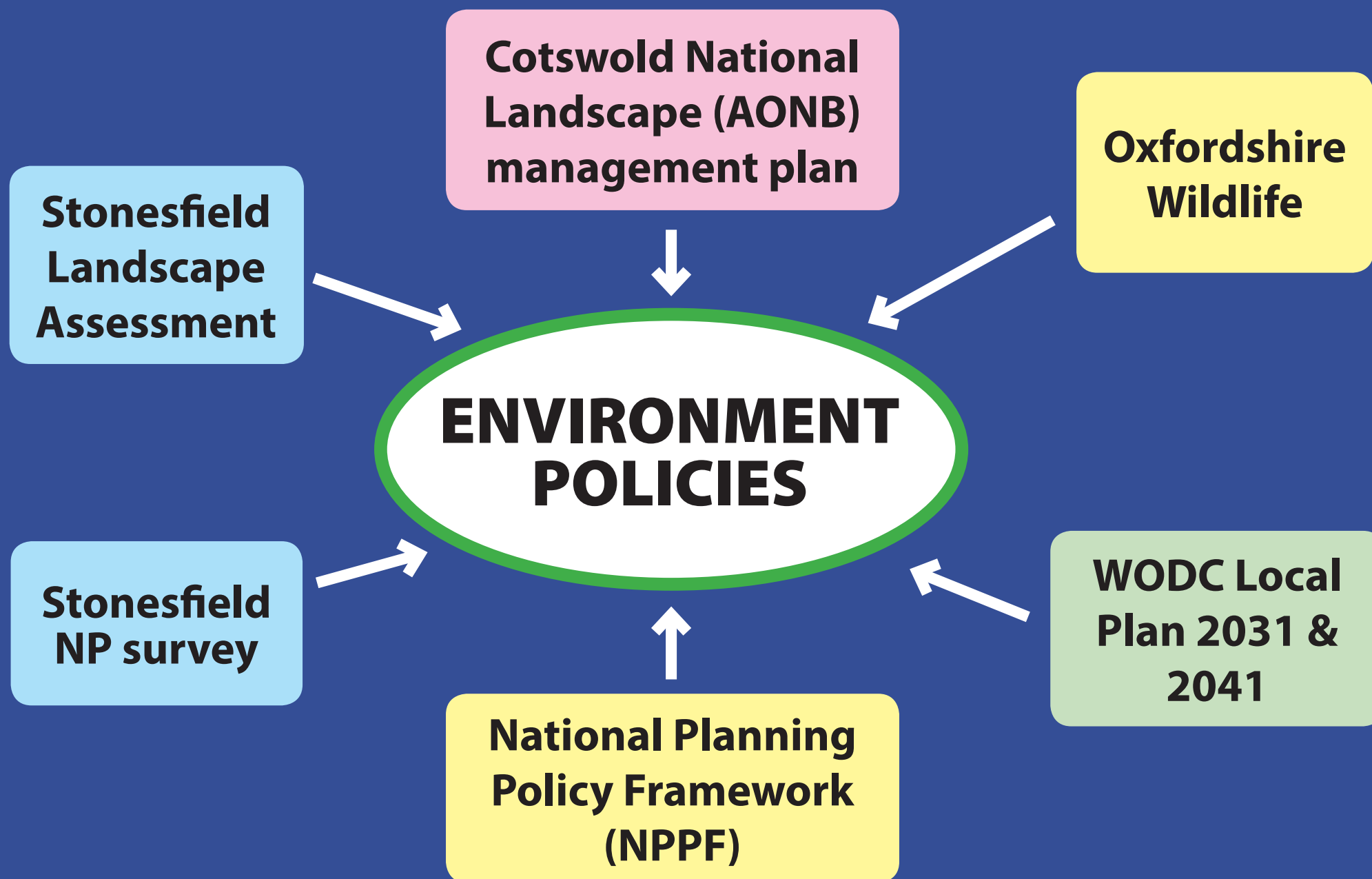
SNEL3 Local greenspaces

SNEL4 Tranquility and dark skies

SNEL5 Biodiversity and trees

SNEL9 Blue/Green corridors

Landscape and environment methodology



Stonesfield Blue/Green corridors

Blue/Green corridors are an accepted way of describing areas that provide a bridge from one important habitat to another, often separated either by development, infrastructure or modern farming.

Stonesfield Blue/Green corridors

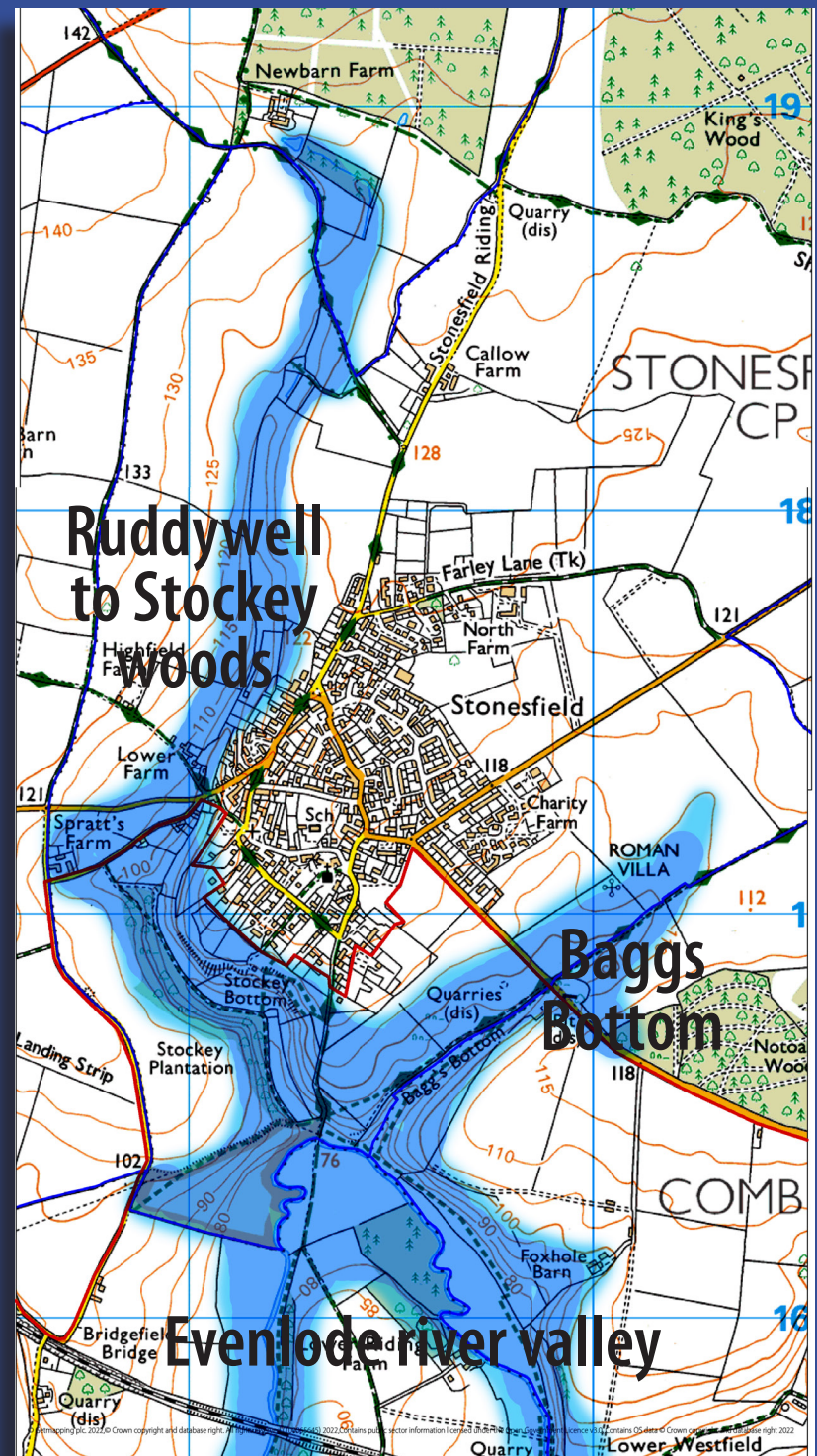
Blue/Green corridors are an accepted way of describing areas that provide a bridge from one important habitat to another, often separated either by development, infrastructure or modern farming.

The importance of Blue/Green infrastructure is set out in the West Oxfordshire Local Plan 2031, particularly policy EH3, and specifically the following:

... taking all opportunities to enhance the biodiversity of the site or the locality, especially where this will help deliver networks of biodiversity and green infrastructure and UK priority habitats and species targets and meet the aims of Conservation Target Areas

Blue/Green corridors

Over 80% of village survey respondents said they wanted to protect green spaces; footpaths; trees, woodlands and hedges; wildlife and biodiversity. In addition, over 80% of respondents wanted to address the high levels of pollution in the River Evenlode.



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Blue/Green corridor policy

Stonesfield's natural environment should be protected and where practicable enhanced to achieve an overall net gain in biodiversity, as set out in Local Plan 2031 policy EH3 and Cotswolds Management Plan policy CE7.

Stonesfield's SSSI and designated wildlife sites will be protected.

Development proposals will not be supported in the three Blue/Green corridors identified on the map. Each of these corridors is also identified as a Conservation Target Area (CTA). Development proposals in areas adjacent to CTAs will only be supported where it can be demonstrated that there is exceptional need and that they would have no detrimental effect on the integrity and biodiversity value of the identified areas.

Housing Needs Assessment (HNA)

An HNA is a document that will help inform the housing policies and proposals in our Neighbourhood Plan. It is an assessment of peoples' housing situation based on the village survey and data from other local and central government sources

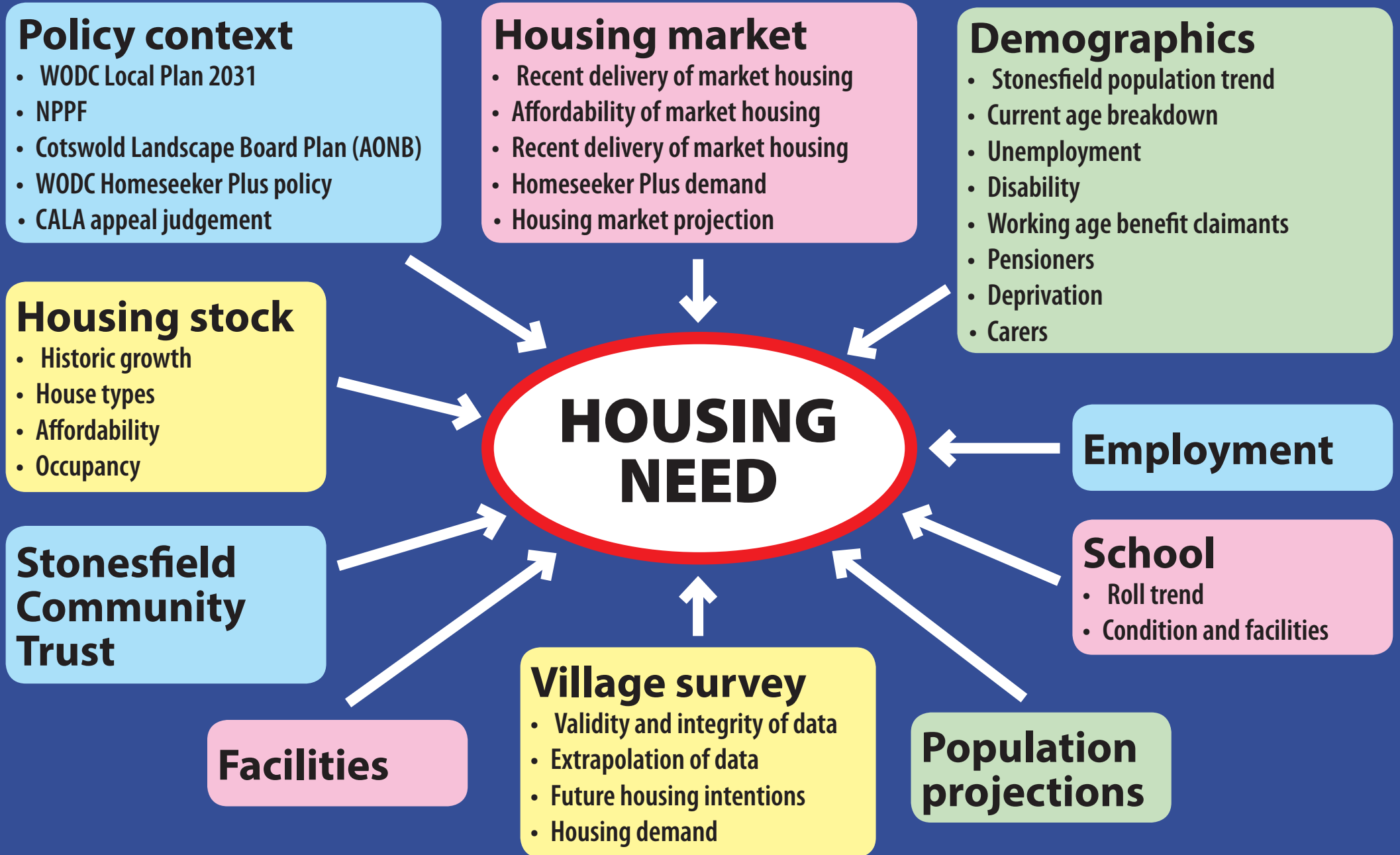


Draft Housing Needs Assessment January 2024

Report author: Philippa Lowe, 2024



HNA methodology



HNA recommendations

There is no exceptional circumstance justifying further **major development** in Stonesfield.

There may be a case to deliver more social/affordable homes for people with a local (Stonesfield) connection, which could be met via a Rural Exception Site (RES).

A specific assessment would be needed to justify demand and size and if deemed viable, SPC could make a call to landowners for a site which might be suitable. Stonesfield Community Trust could provide a vehicle to help meet this need once a site has been identified, the Trust being well established with a purpose to provide such housing.

Housing policies

- SH1 Meeting the housing needs of the parish of Stonesfield
- SH2 Needs of older people and those with disabilities
- SH3 Mix of affordable rented housing
- SH4 Affordable homes
- SH5 Lower-cost housing
- SH6 Size and type of homes
- SH7 Location of new affordable homes (Rural Exception Sites)
- SH8 Infill housing
- SH9 Subdivision of dwellings to create smaller units
- SH10 Development in residential gardens
- SH11 Parking

Policy SH4: Affordable homes

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Proposals for affordable housing schemes will be supported where they meet the requirements of Policy H3 of the West Oxfordshire Local Plan 2031.

Proposals which address the specific affordable housing needs identified in the 2024 Stonesfield Housing Needs Assessment developed for this Neighbourhood Plan will be particularly supported, in particular, suitable Rural Exception Site(s) for small scale affordable housing schemes to meet specific local housing needs which cannot be met in any other way.

All new homes on these sites must remain affordable in perpetuity to people in housing need who have a local connection with the parish.

How do we pull all of this together?

Neighbourhood Plan contents

- 1 Aims and objectives**
- 2 Introduction and context**
- 3 The village of Stonesfield**
- 4 Developing the Neighbourhood Plan: process**
- 5 Housing**
- 6 Economy and transport**
- 7 Community health, education and recreation**
- 8 Countryside and natural environment**
- 9 Historic environment and locally appropriate design**
- 10 Appendices**

What happens next?

- Complete the Character Assessment
- Finish writing and reviewing policies
- Write the draft Plan
- Submit draft Plan to SPC for review
- Village consultation
- Regulation 14 submission to WODC
- Examination by independent Planning Inspector
- Village Referendum YES/NO

June 2025
WODC Local
Plan 2041

Completion:
September 2024
November 2024
December 2024
January 2025
February 2025
March/April 2025
?
Autumn 2025?

Q&a