

South Oxfordshire Local Plan 2034

Page 3: Part A - contact details

Q1. Are you responding as an:

Individual

Page 4: Individual contact details

Q2. Due to the plan-making process including an independent examination, a name and means of contact is required for your comments to be considered:

Title	-
Full name	Phil Hutchings
Business / Organisation name (if relevant)	-
Job title (if relevant)	-
Address line 1	██████████
Address line 2	-
Address line 3	-
Postal town	██████████
Postcode	██████████
Telephone number	-
Email address	████████████████████

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Q5. For comments on the Local Plan, please provide the paragraph or policy to which your comments relates. You can view a list of policies here. If you wish to comment on one of the evidence documents or the policies maps, please state the document title as well as the paragraph or policy reference.

Document / Policy / Paragraph: Policy STRAT 1 - The overall strategy - clause 4.14

Q6. Do you consider the Local Plan and supporting documents:

	Yes	No	Don't know	Not answered (OPTION HIDDEN FROM LIVE SURVEY)
are legally compliant?		X		
are sound?		X		
comply with the Duty to Co-operate?			X	

Q7. Please provide further information in relation to the previous question. e.g. why you do or do not consider the Local Plan to be legally compliant or sound.

I support the overall strategy, except for Chalgrove Airfield being included.

Development at this site can't be achieved whilst the dispute between the Leaseholders/Occupiers and the developers remains unresolved. This is likely to be contested through the courts and will take many years to resolve.

The site also does not meet environmental objectives set out in the Local Plan and by the NPPF.

Q8. Please set out any modifications you consider necessary to make the Local Plan legally compliant or sound, having regard to your comments above. (NB - any non-compliance with the duty to co-operate is incapable of modification at examination). It will be helpful if you could put forward your suggested wording of any policy or text as precisely as possible.

Chalgrove Airfield should be taken out of the Local Plan as all development needed can be achieved at other sites within the Plan which do not suffer the same blockers as Chalgrove.

Q10. Would you like to participate at the oral part of the examination, which takes place as part of the examination process?

No

Q11. Would you like to comment on another policy or paragraph?

Yes

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Q12. For comments on the Local Plan, please provide the paragraph or policy to which your comments relates. You can view a list of policies [here](#). If you wish to comment on one of the evidence documents or the policies maps, please state the document title as well as the paragraph or policy reference.

Document / Policy / Paragraph: Policy STRAT 6 – The Green Belt

Q13. Do you consider the Local Plan and supporting documents:

	Yes	No	Don't know	Not answered (OPTION HIDDEN FROM LIVE SURVEY)
are legally compliant?		X		
are sound?		X		
comply with the Duty to Co-operate?			X	

Q14. Please provide further information in relation to the previous question. e.g. why you do or do not consider the Local Plan to be legally compliant or sound.

SODCs decision to develop Green Belt sites close to Oxford which has strong future employment opportunities and the greatest housing need and at Culham which will benefit from over 1,000 is very welcome.

Development of these sites will minimise environmental impact and ensure a good quality of life for new residents by minimising journey times and making maximum use of public transport.

Development at Chalgrove Airfield would not be sustainable due to its' proximity from Oxford, Didcot and Culham and poor public transport services.

Q15. Please set out any modifications you consider necessary to make the Local Plan legally compliant or sound, having regard to your comments above. (NB - any non-compliance with the duty to co-operate is incapable of modification at examination). It will be helpful if you could put forward your suggested wording of any policy or text as precisely as possible.

Chalgrove Airfield should be taken out of the Local Plan as all development needed can be achieved at other sites within the Plan which do not suffer the same blockers as Chalgrove.

Q17. Would you like to participate at the oral part of the examination, which takes place as part of the examination process?

No

Q18. Would you like to comment on another policy or paragraph?

Yes

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Q19. For comments on the Local Plan, please provide the paragraph or policy to which your comments relates. You can view a list of policies here. If you wish to comment on one of the evidence documents or the policies maps, please state the document title as well as the paragraph or policy reference.

Document / Policy / Paragraph: Policy STRAT 7 - Land at Chalgrove Airfield

Q20. Do you consider the Local Plan and supporting documents:

	Yes	No	Don't know	Not answered (OPTION HIDDEN FROM LIVE SURVEY)
are legally compliant?		X		
are sound?		X		
comply with the Duty to Co-operate?		X		

Q21. Please provide further information in relation to the previous question. e.g. why you do or do not consider the Local Plan to be legally compliant or sound.

Development of Chalgrove Airfield would not be sound and would not be compliant with either the NPPF or the criteria set out in this Local Plan

1. New homes could not be delivered within the required times (years 1-5 of the Plan) due to the dispute between Homes England and Martin Baker. It is inconceivable that Homes England could persuade the courts that the site is necessary when all homes needed under the SHMA can be built without any development at Chalgrove, so it is doomed to fail.
2. Proximity away from major employment centres and poor transport links, in particular public transport mean development at the site would cause much more environmental harm than the other sites in the Local Plan - notably air pollution, congestion and contribute to the growing threat of climate change.
3. The proposals are blatantly unsafe. Building new homes alongside an active runway and facilities where live explosives are used is nonsensical.
4. Development would introduce significant road hazards as the proposed investment in cycling infrastructure to link the new town to centres of employment is totally inadequate. Closing the B480 bypass will expose pedestrians to safety hazards from unnecessary interaction with cars and HGVs
5. The proposals do not respect the local community - Chalgrove would be engulfed by the new town which is contrary to provisions in the NPPF and SODC policy to respect Neighborhood Planning (Chalgrove NDP has been passed at referendum and now adopted) .

Q22. Please set out any modifications you consider necessary to make the Local Plan legally compliant or sound, having regard to your comments above. (NB - any non-compliance with the duty to co-operate is incapable of modification at examination). It will be helpful if you could put forward your suggested wording of any policy or text as precisely as possible.

Chalgrove Airfield should be taken out of the Local Plan as all development needed can be achieved at other sites within the Plan which do not suffer the same blockers as Chalgrove.

Q24. Would you like to participate at the oral part of the examination, which takes place as part of the examination process?

No

Q25. Would you like to comment on another policy or paragraph?

No