

The Baldons

NEIGHBOURHOOD DEVELOPMENT PLAN

Sustainability Appraisal Scoping Report

Status: Draft

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Appendix 1: List of relevant plans and programmes

Appendix 2: Table to assess the policy context, baseline evidence and sustainability issues

Appendix 3; Conservation Areas and Listed Buildings

Appendix 4: Landscape Maps

1 Introduction

1.1 Report purpose

This document is the scoping report for a Sustainability Appraisal (SA) incorporating the requirements for a Strategic Environmental Assessment (SEA) of the Baldons Neighbourhood Development Plan (BNDP). The purpose of sustainability appraisal is to ensure that the principles of sustainable development are embodied into all levels of planning policy. To this end, it must be demonstrated how the Baldons NDP will contribute to achieving sustainable development.

A South Oxfordshire District Council screening opinion published 8 June 2016 concluded that at this stage a Strategic Environmental Assessment (SEA) is required for the Baldons NDP given the uncertainty over site allocation, and the potential for effects on important heritage assets. However the opinion also states that this decision can be reviewed when the potential sites for allocation have been identified, and potential environmental effects can be ruled out.

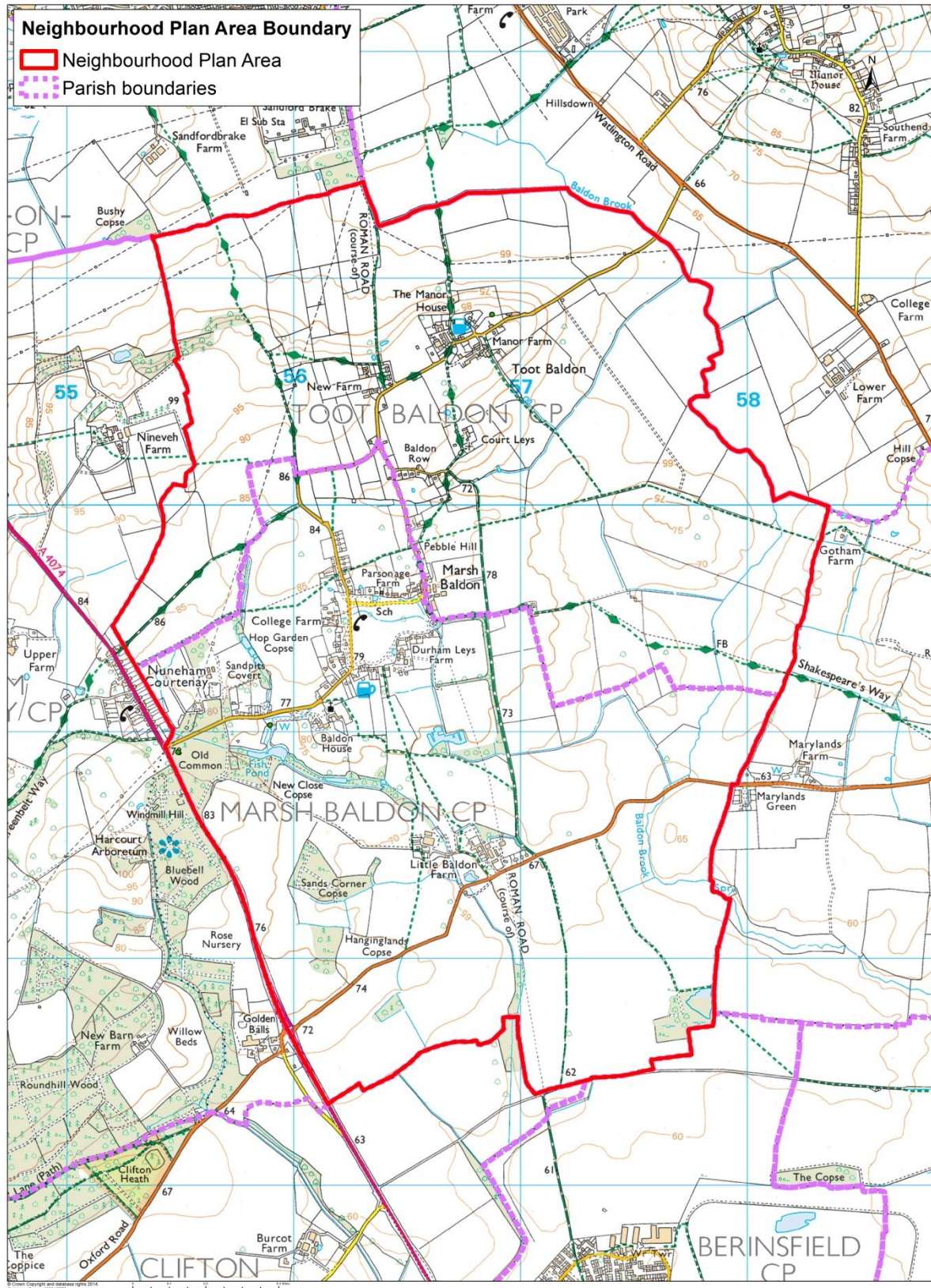
Strategic Environmental Assessment is a requirement of the EC Directive 2001/42/EC (the 'Directive') on the assessment of the effects of certain plans and programmes on the environment (Directive). This is enshrined in UK law through the Environmental Assessment of Plans and Programmes Regulations 2004, which introduced environmental assessment as a requirement for most planning documents in the UK. A sustainability appraisal is more comprehensive than strategic environmental assessment since it covers the effects of plans on the economy and society, as well as the environment. By undertaking a sustainability appraisal of our plan, we will therefore fulfil the requirements of the SEA Directive.

1.2 Background

1.2.1 General

After careful thought the Baldons Parish Council circulated a proposal for a Neighbourhood Plan to all households in the combined parishes of Toot and Marsh Baldon: the Plan area is shown below. This proposal explained the purpose, benefits and limitations of a plan and invited residents' views: 93 out of 100 responses were in favour of the proposal. On the strength of this the parish council decided to proceed with the preparation of a Neighbourhood Plan for the combined parish area, and set as their objective to put a Final Draft plan in front of the entire Parish for approval via a referendum in 2017.

The Baldons Neighbourhood Plan Area



1.2.2 The Parish Plan

The Baldons produced a Parish Plan in 2011 and this Plan, which is complementary to the Neighbourhood Plan provides invaluable background material. The Parish Plan covered the following topics:

- Social facilities and events
- Village services
- Transport: cycling, buses and voluntary schemes have been addressed
- Community safety
- Young people
- The Church
- Charities
- Communications
- Housing

Since 2011 there has been much activity and some progress, specifically:

- The Marsh Baldon pub, the Seven Stars has been saved from permanent closure by village action and is now community owned
- Plans are being drawn up for the improvement of the Parish Hall
- Plans are being drawn up for the re-ordering of St Peters church to enable it to be used more widely as a community facility
- Marsh Baldon School is going from strength to strength under a new Headteacher.
- The parking problems associated with the school have been addressed

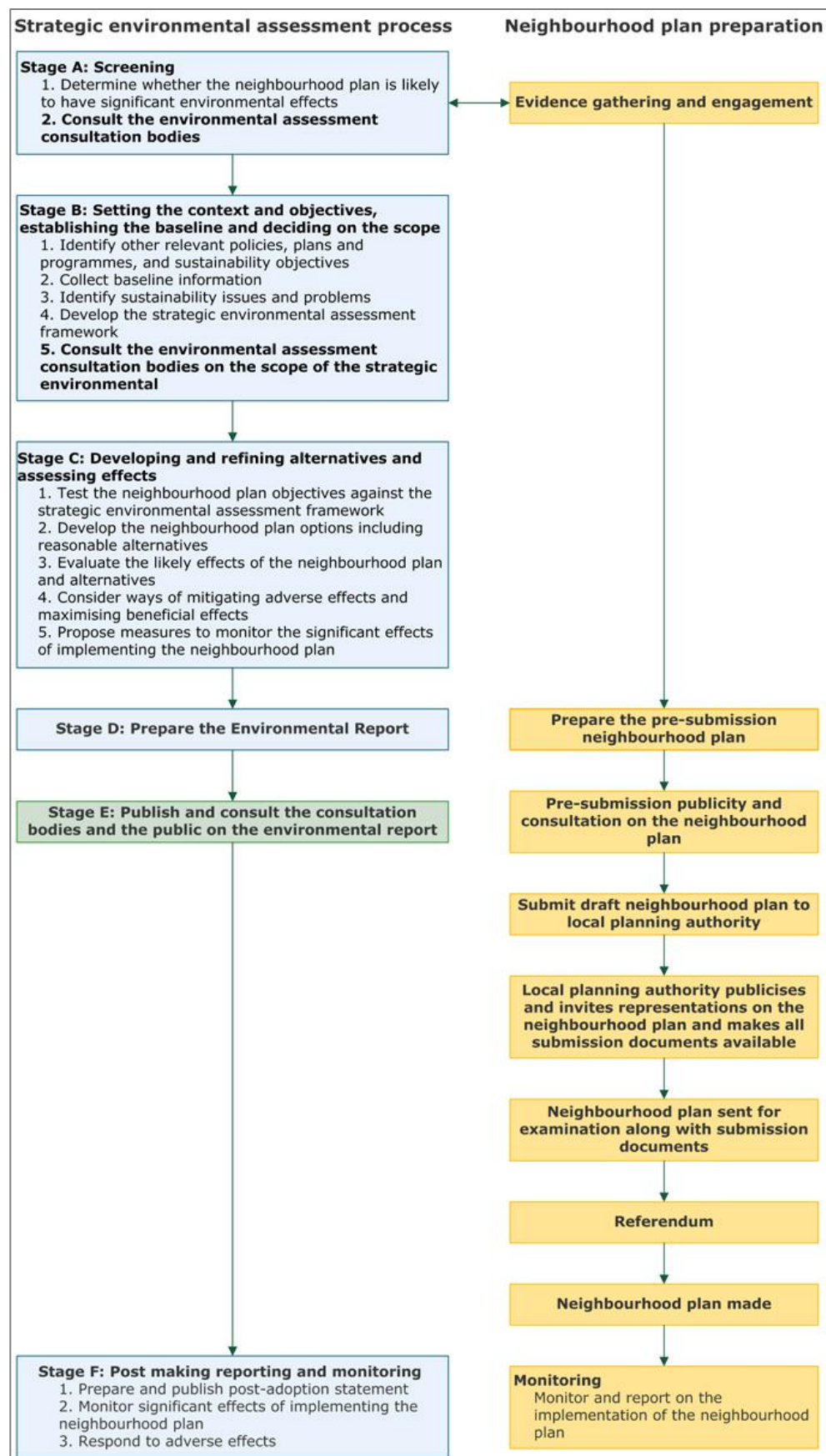
The Parish Plan was however essentially an aspirational document seeking to address a wide range of mainly social questions but could not – nor was it originally intended – to tackle developmental issues: this is the remit of the Neighbourhood Plan. It is clear, at both a national and regional level, that more housing is required to accommodate a growing population. The Baldons cannot escape their share of this and neither do they wish to do so. However it is highly desirable that the Baldons have a say in the extent, the size, the location and the design of new housing so that our priceless heritage – built environment, landscape character as well as our social cohesion are all protected.

1.3 Approach to SEA

The steering group decided to carry out the more comprehensive and rigorous Sustainability Appraisal which incorporates all of the requirements for a Strategic Environmental Assessment in order to ensure that the Baldons NDP will contribute to achieving sustainable development.

The National Planning Practice Guidance suggests a five stage (A-E) approach that an NDP should follow in the production of a Strategic Environmental Assessment. These stages can also be applied to a Sustainability Appraisal (SA) which incorporates all of the requirements for a Strategic Environmental Assessment in order to ensure that the Baldons NDP will contribute to achieving sustainable development. The relationship of these five Sustainability Appraisal stages to the stages of the plan preparation is shown in Figure 1.1 below.

Figure 1.1 Five stages of Strategic Environmental Assessment.



This scoping report describes the findings of ‘Stage A: Setting the context and objectives, establishing the baseline and deciding on the scope’ of the Sustainability Appraisal process.

Chapter 1 describes the background and process. Chapter 2 documents the relevant policies, plans and programmes (Appendix 1) and draws out the key messages. These form the foundation of the Sustainability Appraisal Framework. Chapter 3 provides a summary of the environmental, social and economic baseline information that is relevant to the Baldons. Chapter 4 describes the sustainability issues and challenges emerging from the policy review and baseline evidence. Chapter 5 sets out our sustainability objectives and how they will be used to assess the effects of the neighbourhood development plan; including the plan’s vision, objectives, policies and the development sites to be allocated.

1.4 Process

1.4.1 Personnel

At the meeting of 14th July 2015 the Baldons Parish Council (BPC), following an informal meeting with Rona Knott from SODC, resolved to go ahead with a Neighbourhood Plan and nominated a working party of Parish Councillors to progress this. Subsequently a draft proposal was presented to the BPC at the next Council meeting (8th September) when the proposal was adopted and it was agreed that it would be distributed to all Baldon residents. In this document residents were asked whether or not they were in favour of the preparation of a Neighbourhood Plan and whether or not they would like to be involved in the Plan preparation. The response was strongly in favour (93 positive responses against 7 negative) with 15 residents expressing a wish to participate. These volunteers were invited to an initial meeting at which they agreed to form an Advisory Group.

The personnel are as follows:

Working Group

- Stephen Dance, Parish Councillor
- Elizabeth Gillespie, Parish and District Councillor
- Laurence Attewill, Parish Councillor and acting as project manager

Advisory Group – all Baldon residents

- Natasha Eliot
- Peter Cave
- Graham Hilton
- Rachel Fallon
- Stephen Wardell
- Beth McLoughlin
- Ralph Slaney

A grant from SODC enabled us to engage support from Community First Oxfordshire (CFO) and in consequence Fiona Mullins and Tom McCulloch became advisors to the Working Group.

1.4.2 Meetings

The following meetings were held and minutes are available, including who was involved and what their views were.

Table 1.1 Meetings

Date	Meeting	Those Present	Relevant subjects
14/06/15	BPC	Dorothy Tonge (DT) (chair BPC) Charles Barclay (CB) John Maskell (JM) EG, SD, LA Paul Isaacs, clerk (PI)	Nominated LA and EG to prepare a Proposal for a Neighbourhood Plan
08/09/15	BPC	DT, CB, JM, SD, LA Paul Isaacs (clerk)	Resolved to circulate the NP Proposal
09/11/15	BPC	DT, CB, JM, SD, LA Paul Isaacs (clerk)	On the basis of the village support to the Proposal, BPC resolved to go ahead with a Neighbourhood Plan
24/11/15	Advisory Group	SD, EG, LA, NE, PC,GH, RF, SW, BM, RS	Inaugural meeting of Working Group and volunteers Discussed and agreed draft Project Plan
25/11/15	Initial meeting with SODC	Luke Brown EG, LA	Explanation of and discussion on the process
19/01/16	Advisory Group	SD, EG, LA, NE, PC,GH, RF, SW, BM, RS	Discussed draft Residents Consultation Paper, which was subsequently finalised taking into account comments received by email.
02/02/16	BPC	DT, CB, JM, SD, LA Paul Isaacs (clerk)	Working Group reported progress
23/02/16	Initial meeting with CFO	Tom McCulloch (CFO) LA, EG, NE	CFO assistance on SA Scoping Report and Housing Needs Survey
23/02/16	Advisory Group + SODC	Luke Brown (SODC) EG, LA, NE, PCGH, RF, SW, BM, RS	Discussed results of consultation, the forthcoming Public Meeting, the need for a SA Scoping Report and a Housing Needs Survey
08/03/16	BPC	DT, CB, JM, SD, LA Paul Isaacs (clerk)	Working Group reported progress
22/03/16	Public Consultation		Presentation of Survey results
4/05/16	Advisory Group		SWAT analysis
6/05/16	Meeting with SODC	Gayle Wooton (SODC) WG, LA	Introductory meeting with new SODC liaison officer
9/05/16	BPC	DT, CB, JM, SD, LA Paul Isaacs (clerk)	Working Group reported progress
03/06/16	CFO	Tom Mculloch, LA	Review draft scoping report

Date	Meeting	Those Present	Relevant subjects
28/06/16	BPC	DT, JM,EG, SD, LA and Gayle Wootton (SODC)	Structure of NP
04/07/16	Advisory Group		Preparation for Public Event on 20/08/16
20/07/16	Meeting with SODC	Gayle Wootton, EG,LA	Need to consider specific sites Need to progress scoping report
10/08/16	Advisory Group	With Charlotte Colyer	Need to consider specific sites
16/08/16	CFO	Fiona Mullins, LA	Review of scoping report
20/08/16	Public Consultation		Presentation of progress
22/08/16	Meeting with SODC	Gayle Wootton, LA	Review of draft scoping report

1.4.3 Problems encountered

The BNDP process has run reasonably smoothly since the start but slipped behind the target schedule, which was probably somewhat optimistic. The main problem encountered, other than that of busy people making time to attend meetings and preparing written contributions, was that of scope. Some time was lost in deciding whether the Plan should include recommendations for housing development on specific sites or whether the selection of such sites could be covered by the later application of a suite of Policies. The steering group members in particular have made significant contributions in research for and writing up the Scoping Document. Help from Community First Oxfordshire facilitated this process.

2 Policy context

2.1 Introduction

The SEA Directive¹ states that the information to be provided in the required ‘environmental report’ should describe the “relationship with other relevant plans and programmes” and the “environmental protection objectives, established at international, Community or Member State level, which are relevant...” This is often referred to as the ‘policy context’ within which a plan or programme is created. This is described in both the National Planning Practice Guidance (UK Government, 2014) (‘NPPG’) and the Practical Guide to the SEA Directive (ODPM, 2005) (The ‘Practical Guide’) as: ‘Identifying other relevant plans, programmes and environmental protection objectives’. The purpose is:

- To establish how the plan or programme is affected by outside factors
- To suggest ideas for how any constraints can be addressed
- To help identify SEA objectives

¹ Directive 2001/42/EC (the assessment of the effects of certain plans and programmes on the environment), Article 5(1), Annex 1 (a) and (e)

2.2 Approach

We have used a table to document the key messages from the policy context, then identify the baseline situation against each, and from this identify sustainability issues and possible sustainability objectives. The full table is available as Appendix 2.

For the policy context, we looked at all the policy documents relating to possible development in the Baldons. The South Oxfordshire District Council provided a list of relevant plans and programmes (see Appendix 1).

From these we extracted key messages that are relevant to our parish and recorded these (see Appendix 2) for each of the relevant issues that must be considered to meet SEA requirements:

- biodiversity, flora and fauna
- population and human health
- housing
- soil
- water
- air
- economy and employment
- climatic factors
- material assets
- cultural heritage, including architectural and archaeological heritage
- landscape
- the interrelation between these issues

A detailed review of the key messages from these plans and programmes for each SEA issue (population, human health, soil etc) is in Appendix 2.

A summary of some of the main plans and programmes that are of relevance for the Baldons Neighbourhood Plan and the key messages and how these relate to the sustainability objectives is set out below.

Plan or programme	Key message
The National Planning Policy Framework (2012) & National Planning Practice Guidance (2014) (DCLG)	'presumption in favour of sustainable development'
National Heritage Protection Plan Historic England 2012/13	Proactive and positive local heritage management. Enhance new development proposals so that they respond well to the historic area, local context and wider surroundings
Connecting Oxfordshire: Local Transport Plan 2015 – 2031 (2015)	Jobs, housing growth and economic vitality; reduce transport emissions; protect and enhance environment and improve quality of life; improve public health, air quality, safety and wellbeing
Water Resources Management Plan 2015-2040 (Thames Water) & River Basin Management Plan – Thames River Basin District (2009) (Environment Agency)	Maintain the balance between supply and demand for water. Protect biodiversity and ecosystems. Adapting to climate change.
Oxfordshire's Biodiversity Action Plan 2015 (Oxfordshire County Council)	Conserve biodiversity
Thames (2014) & Cherwell, Thame and Wye Catchment Abstraction Licensing Strategies (2012) (Environment Agency)	Seek to ensure that new development supports greater autonomy of water supply and can manage during periods of low flow.
Oxfordshire Local Economic Partnership Strategic Economic Plan (March 2014)	Jobs, economic growth
Oxfordshire Draft Rights of Way Management Plan 2014-2024 (2014) (OCC)	Safeguarding Rights of Way and their management.
South Oxfordshire Core Strategy	
South Oxfordshire Local Plan 2011(2006)	Sustainable development: provision of homes
South Oxfordshire Housing Strategy 2008-2011 (SODC)	Provide homes, mix of homes is needed, meet needs of specific groups within the population.
South Oxfordshire Sustainable Community Strategy 2009-2026 (SODC)	Sustainable development; provide homes
South Oxfordshire Sustainable Community Strategy	Sustainable development; provide homes
South Oxfordshire District Council and Vale of White Horse District Council Strategic Flood Risk Assessment. Final Report (July 2013) (SODC & VOWH)	Flooding and drainage
The Baldons Parish Plan 2004	Housing, affordable housing, traffic issues, environment and services, roads and pavements, education and leisure.

The rest of this report summarises the baseline situation in the Baldons (Chapter 3) for these issues, looks at the sustainability issues (Chapter 4), and defines a sustainability appraisal framework for the Baldons NDP (Chapter 5).

3 Baseline assessment

3.1 Introduction

The key features and issues of the Baldons are set out in this chapter, which has been prepared by the following individual in the working group who used their local knowledge together with published material to establish the baseline situation.

Table 3.1 Steering group contributors to the baseline assessment

Topics	Prime author
Biodiversity, Flora and Fauna	Natasha Eliot
Population, housing and human health	Laurence Attewill
Economy and Employment	Stephen Dance
Physical environment: water, air and climate	Laurence Attewill
Material Assets	Peter Cave
Landscape	Steve Wardell
Cultural Heritage	Elizabeth Gillespie Veronica Sandilands

The following sub-sections document their findings.

3.2 Biodiversity, fauna and flora

3.2.1 General

The landscape of the parishes of Marsh and Toot Baldon are described in the Oxfordshire Wildlife and Landscape Study. This defines the south and west of the parishes as Wooded Estatelands, with the main residential areas of the villages described as Lowland Village Farmland. To the east and north the landscape is described as Alluvial Lowland, while the south eastern corner is described as Vale Farmland.

The predominant land use is arable farmland with woodland areas. As a result the entire area is designated as important habitat for farmland and grassland birds, notably Corn Bunting, Yellow Wagtail, Lapwing, Redshank and Stone Partridge.

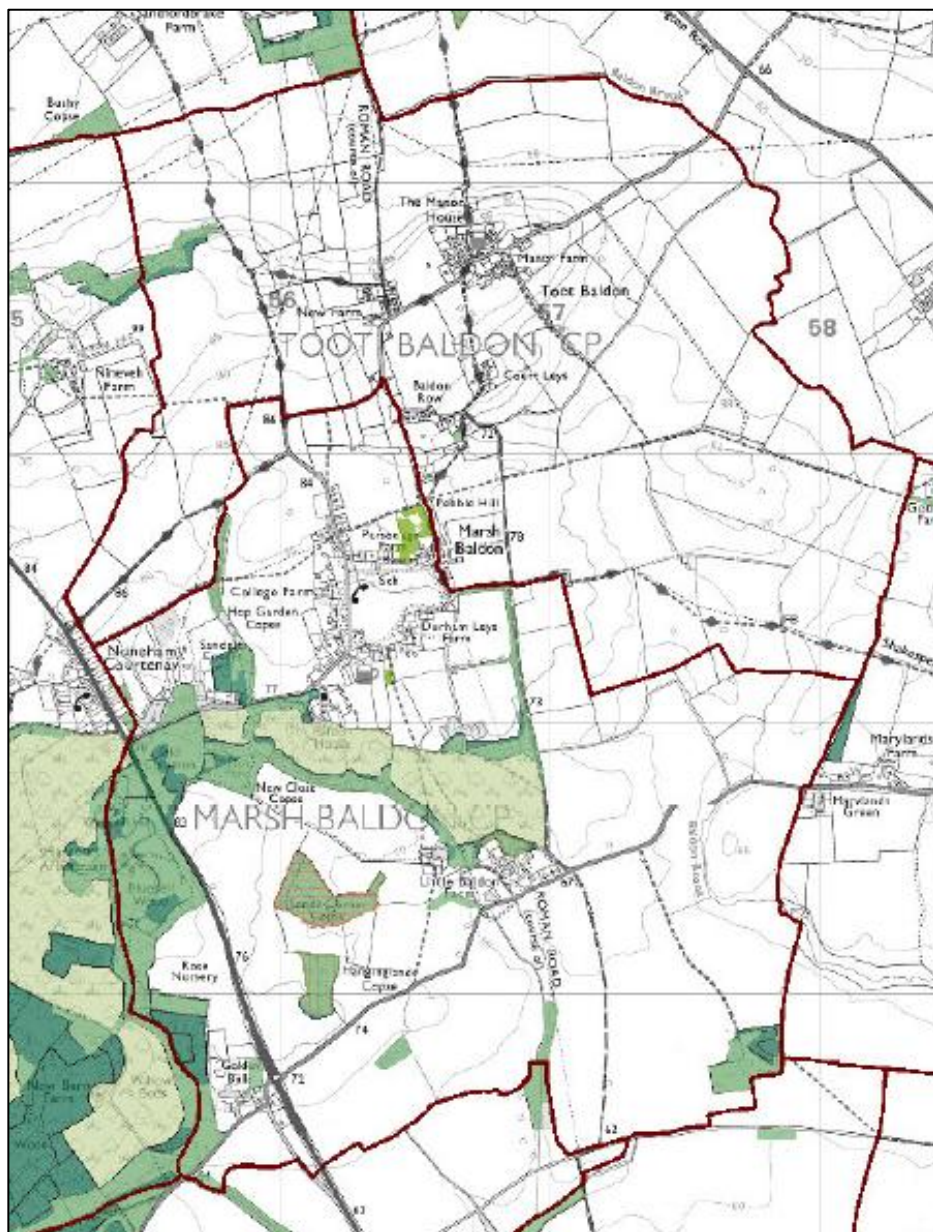


Figure 3.1: Distribution of Woodland and Orchard in the Baldons

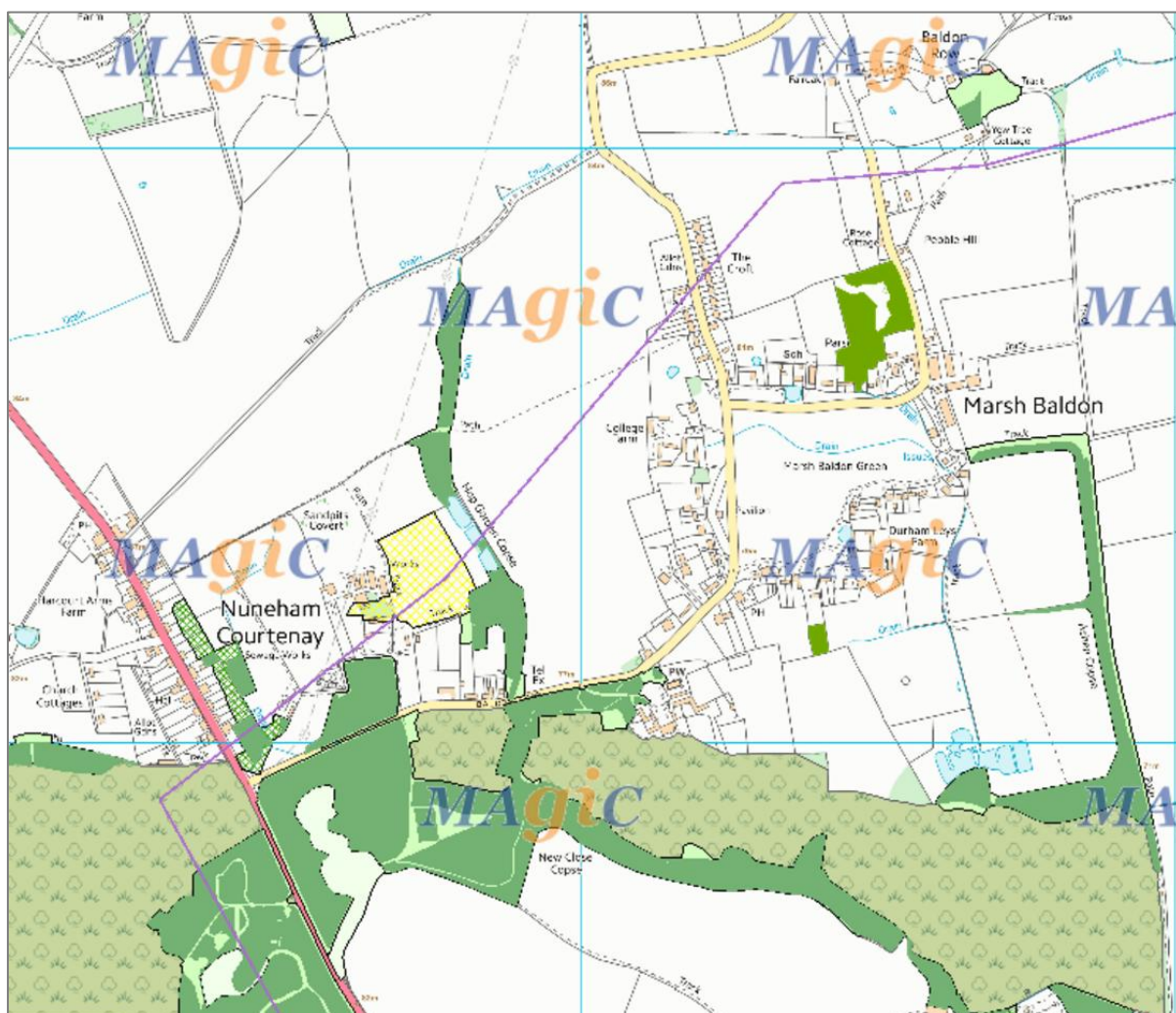
Generally all the woodland in the Baldons parishes is designated to be of high priority from a biodiversity perspective. The majority of this woodland is mixed deciduous (mid green), with small amounts of coniferous woodland (dark green). Some areas are designated as “Woodpasture and Parkland Priority Habitat” (pale green), particularly around Baldon House and the eastern margins of the Harcourt Arboretum, which falls within Marsh Baldon parish.

In addition, two areas, at Parsonage Farm and to the south of the Green, are designated as “Traditional Orchards” (bright green). The mid green area with red cross hatching, known as Sands Corner Copse is “Ancient Replanted Woodland”, while further to the south, Hanginglands Copse is “Ancient and Semi-Natural Woodland”

There has been considerable hedge replanting in recent years, using mixed native species such as hawthorn, blackthorn and elm, which has improved the potential for biodiversity in the parish by providing habitats and corridors for birds, mammals and insects.

Sources: <http://owls.oxfordshire.gov.uk/wps/wcm/connect/occ/OWLS/Home/>

The darker green areas in the map below are designated deciduous woodland high priority habitats.



<http://magic.defra.gov.uk/MagicMap.aspx>

There are no EU designated nature sites such as Special Areas of Conservation or Sites of Special Scientific Interest near the Baldons.

The whole parish and surrounding areas are designated a Nitrate Vulnerable Zone (NVZ). NVZs were set up under Council Directive 91/676/EEC and have been established in areas where nitrate from agricultural land is causing, or could cause, pollution of the water environment. Measures include a requirement for farmers to limit their applications of livestock manures and, in some circumstances, to observe closed periods for the application of organic manure to agricultural land. (ref <http://magic.defra.gov.uk/MagicMap.aspx>)

3.2.2 Agricultural Land Classification



<u>Grade</u>	<u>Description</u>
1	Excellent
2	Very Good
3	Good to Moderate
4	Poor
5	Very Poor

This map is an extract from the London and South East Region 1:250 000 Series Agricultural Land Classification map published by Natural England (www.naturalengland.org.uk). It shows that the south and west of the NP area is mainly designated as Grade 2 (Very Good) agricultural land under the Agricultural Land Classification scheme. A band of land running down the eastern side of the NP area is classified as Grade 4 (Poor), while smaller areas to the south and centre of the NP area are classified as Grade 3 (Good to Moderate).

3.3 Population, Housing and Human Health

3.3.1 Population

At the 2011 census there were 458 people living in the Baldons, distributed as shown in Table 3.2:

Table 3.2: Population

	Toot Baldon	Marsh Baldon	Total Baldons	South Oxfordshire
Population	148	310	458	134,257
of which				
- female (%)	48	55	53	51
- male (%)	52	45	47	49
- under 18	23	30	28	20
- 18 – 65	54	54	54	60
- Over 65`	23	16	18	18
Mean age	42.5	37.4	39	40.9

As a whole there is a significantly higher percentage of under 18's in the Baldons than in South Oxfordshire as a whole, whereas the proportion of over 65's is the same as in the region. However there are remarkable disparities within the Baldons: the mean age in Marsh Baldon is

5 years less than that in Toot, reflecting that the under 18's represent 30% of the Marsh population but only 23% of that of Toot.

3.3.2 Housing

There are 176 houses in the Baldons, with a mean occupancy of 2.6 persons per house. The distribution of housing by Council Tax Band is shown in Table 3.2

Table 3.2: Housing

Council tax band	Toot	Marsh	Total Baldons	South Oxfordshire
Total houses	58	118	176	
of which (%)	0	7	5	4
- Band A	2	4	3	9
- Band B	19	19	19	27
- Band C	7	13	11	23
- Band D	16	23	20	16
- Band E	29	14	19	10
- Band F	21	19	20	10
- Band G	7	2	3	1
- Band H				

These data show that the Baldons have considerably less housing in the lower tax bands (the smaller houses) than has South Oxfordshire in general. The percentage of Baldon houses in the expensive tax bands F, G and H is about twice that of South Oxfordshire.

A housing needs survey was commissioned by the Baldons Parish Council (CFO, March 2016) the results of which are summarised in section 3.9 below.

3.3.3 Health

The percentage of Baldon residents whose day to day activities are limited by long term illness or disability is slightly lower than that for South Oxfordshire as a whole, as shown in Table 3.3

Table 3.3: Health

	Toot	Marsh	Total	South Oxfordshire
Activity limited a lot	0.7	2.3	1.7	5.6
Activity limited slightly	7.4	9.4	8.7	8.2
Activity not limited	92	88	90	86

3.4 Economy and Employment

The Baldons are predominantly a rural economy, with most residents working outside the villages and travelling to work in Oxford, Reading, Didcot, Swindon or London. The majority of people in employment drive to work (c. 70% ONS data) with an average distance to work on c 14-16 kilometres. There is a significant number (c.20- 25% ONS data) working mainly from home.

There are [3] main farms in the parishes, with many smaller holdings turned over to agriculture or related uses. The surrounding land is actively farmed with a mixture of arable (predominantly cereal crops and oilseed rape) and beef cattle. Changes in farming practice have resulted in reduced direct employment in farming and the change in some landuses – for example to stabling and pasture for horses and other recreational uses such as caravanning.

These changes have also resulted in the development and conversion of farm buildings for commercial use. The best example is at Little Baldon, where a range of buildings have been converted to business uses and are fully let and occupied. There has also been some conversion in the “Chicken Sheds” at Marsh Baldon , although businesses here have been less actively encouraged and the buildings themselves are less adaptable. The practice of conversion to business use is now becoming challenged by the governments permitted conversion to residential uses – which in many cases can provide enhanced financial returns compared to business uses.

Within the villages there are now on two commercial premises – both public houses; The Mole and the Seven Stars, which is a community owned asset. Despite the problems besetting many rural pubs, both establishments are trading successfully – possibly due to their being in private ownerships and not tied. There is one purpose built office building on Baldon Lane which is currently unoccupied.

Table 3.4 shows the proportion of economically active persons in each parish.

Table 3.4: Economically activity

	Marsh Baldon	Toot Baldon
All people aged 16-74	189	103
Economically Active Employed Full time (Persons March 2011)	39%	36%
Economically Active Employed Part time (Persons March 2011)	15%	24%
Economically Active Employed Self employed (Persons March 2011)	16%	17%
Economically active Unemployed persons (march 2011)	1%	3%
Values derived from ONS by aggregating data supplied using the Neighbourhood Statistics Geography Hierarchy.		

These numbers are broadly consistent with the wider district

Table 3.5 shows the types of employment in each parish.

Table 3.5: Types of Employment

	Marsh Baldon	Toot Baldon
Managers Directors and senior officials	24.5%	13.5%
Professional occupations	28.5%	32.4%
Associate Professional and Technical Occupations	15.9%	13.5%
Administrative and Secretarial occupations	9.9%	10.8%
Skilled, Unskilled trades, caring and leisure (each<4%)	14.5%	11.7%
Elementary occupations	6.6%	8.1%
Values derived from ONS by aggregating data supplied using the Neighbourhood Statistics Geography Hierarchy.		

There is no predominant occupation. The ONS data suggests a very low number in Agriculture and a rather high proportion in Wholesale and retail and motor vehicle repair. Which does not match with perceived occupations on the ground. Health continues to be a significant employer.

The 2011 census data is likely to underplay the importance of homeworking to the local economy. The arrival of superfast broadband and changes to business practice means that many more people are conducting a proportion of their business from home. This ranges from professionals undertaking occasional home working through to consultants who might administer their entire business from the home computer and new enterprises that start up using the Internet and can be operated from anywhere. The mobile, connected environment will have a profound effect on the evolution of cities and villages.

3.5 Physical Environment

3.5.1 Soil

Soils covering most of the Plan area are free draining slightly acidic sandy soil derived from the limestones and calcareous sandstones of the Portland Group. By contrast in the north and west fringes of the area the soil is a richer loam derived from the Kimmeridge clay formation. The latter soil has better moisture retention characteristics and is rather more fertile than the sandy soil covering the bulk of the area

British Geological Survey. <http://www.bgs.ac.uk/data/mapviewers>. Developed by Cranfield University, supported by Defra.. <http://www.landis.org.uk/soilscapes>

3.5.2 Water

The only area of flood risk within the Baldon parishes is associated with Baldon Brook which forms the eastern boundary of the Plan area and which is uninhabited, as shown in Figure 3.2:



Figure 3 2: Flood map of the Baldons (ref Env Agency flood map <http://maps.environment-agency.gov.uk/>)

The entire Baldons Neighbourhood Plan area is designated as both a Nitrate Vulnerable zone and a drinking water safeguard zone.

3.5.3 Air quality

The Environment Agency air pollution maps does not record any issues for The Baldons

Environmental Agency – interactive maps for air quality and pollution. Accessed January 2016.

<http://maps.environment-agency.gov.uk>

3.5.4 Climate

The Intergovernmental Panel on Climate Change Fifth Assessment Report concluded that “warming of the climate system is unequivocal” and “it is extremely likely that human influence has been the dominant cause of the observed warming since the mid-20th century”. Carbon dioxide emissions from South Oxfordshire decreased between 2005 and 2012, from 8.2 to 7.0 tonnes CO₂ per capita. (source DEFRA CO₂ emissions data). This is below the Oxfordshire average of 7.3 tonnes per capita. Just over 36% of South Oxfordshire’s CO₂ emissions come from industrial and commercial sources, 37% from domestic sources, 27% from road traffic. (DEFRA “Local and Regional CO₂ emissions Estimates for 2005-2012” June 2014).

The nearest Met Office weather station to the Baldons is located at Benson. Thirty year averages (1981-2010) from this station indicate the following averages for the local area:²

² Met Office: thirty year data for Benson. Accessed January 2016.
www.metoffice.gov.uk/public/weather/climate

- Average annual max temperature 14.4°C (warmest month July 22.6°C)
- Average annual min temperature 5.9°C (coldest month February 0.8°C)
- Average annual rainfall 112.3mm (highest rainfall month November 11.1mm)

Climate change projections, according to a high emissions scenario (known as A1F1) – and therefore the worst case – indicate that the climate for the south east of England (finest resolution of current projections) can be summarised as changing as follows for 2050 and 2080:³

Table 3.6: Climate change projections

	2050	2080
Winter mean temperate	increase of 2.5°C	increase of 3.7°C
Summer mean temperature	increase of 3.1°C	increase of 4.9°C
Summer mean daily maximum	increase of 4.3°C	increase of 6.7°C
Annual mean precipitation	increase of 0%	increase of 1%
Winter mean precipitation	increase of 19%	increase of 30%
Summer mean precipitation	decrease of 19%	decrease of 29%

In summary, it is likely that the changes with the greatest effect will arise from significantly higher winter rainfall – which would exacerbate seasonal flooding – while summer drought is likely to impact on farming and other businesses that require water.

3.6 Material assets

3.6.1 Introduction

The Baldons parishes comprise three settlements: Marsh Baldon, Toot Baldon and Little Baldon. They sit at 200 feet above sea level about 5 miles south of Oxford and half a mile to the east of Nuneham Courtenay which is on the A4074 (Oxford to Reading road). The general settlement layout of buildings has remained recognisably similar since the 13th and 14th centuries. The 24-acre Green is the geographical centre of Marsh Baldon but there is no formal structure to the layout of roads and buildings. With few exceptions, the present layout has remained largely unchanged for nearly two hundred years.

Building in the Baldons has throughout its existence been random and disparate, with the surrounding countryside frequently penetrating through the disparate sections of ribbon development. The built form is typically small and low in scale and generally only one building deep; there are no dense clusters of housing, no housing estates and no high rise or large-scale development. This has resulted in a landscape and architecture of special character with many gaps between buildings offering a rich and varied heritage of views between and past the

³ UK Climate Projections (UKCP09). Accessed January 2015.
<http://ukclimateprojections.metoffice.gov.uk>

buildings to fields, trees, open countryside and - in some cases - to important distant landscape features like Garsington, the Chiltern Hills and the Wittenham Clumps. This heritage factor is apparent walking through all sections of the Baldons and is a critical element adding to the special charm of these spread-out hamlets that together form the Baldons.



Typical thatched cottage in the corner of the Green with 'gap' to landscape beyond



View looking southwest from The Green: towards the Seven Stars & St Peter's

Most of the development since 1900 comprises: Little Baldon farm and buildings, the Wilmots area west of Toot (with Hillfield and New farms), some post-war houses in the Croft, some houses and an office building in Baldon Lane.

Apart from farm buildings and the one new office building, the general character of the building stock is of residential properties, mostly single-family dwellings (some semi-detached). There are no housing estates, no apartment blocks and no mobile home sites. Modern farm sheds aside, there are few large buildings – the largest being Baldon House plus the two churches and their vicarages – and the overall scale of development is modest with an open and spacious feel everywhere. In landscape terms, there are neither high nor dominant buildings: the architecture and vernacular are quiet and understated. There are few enclosed or intimate spaces; conversely, there are many long views into the open surrounding countryside.

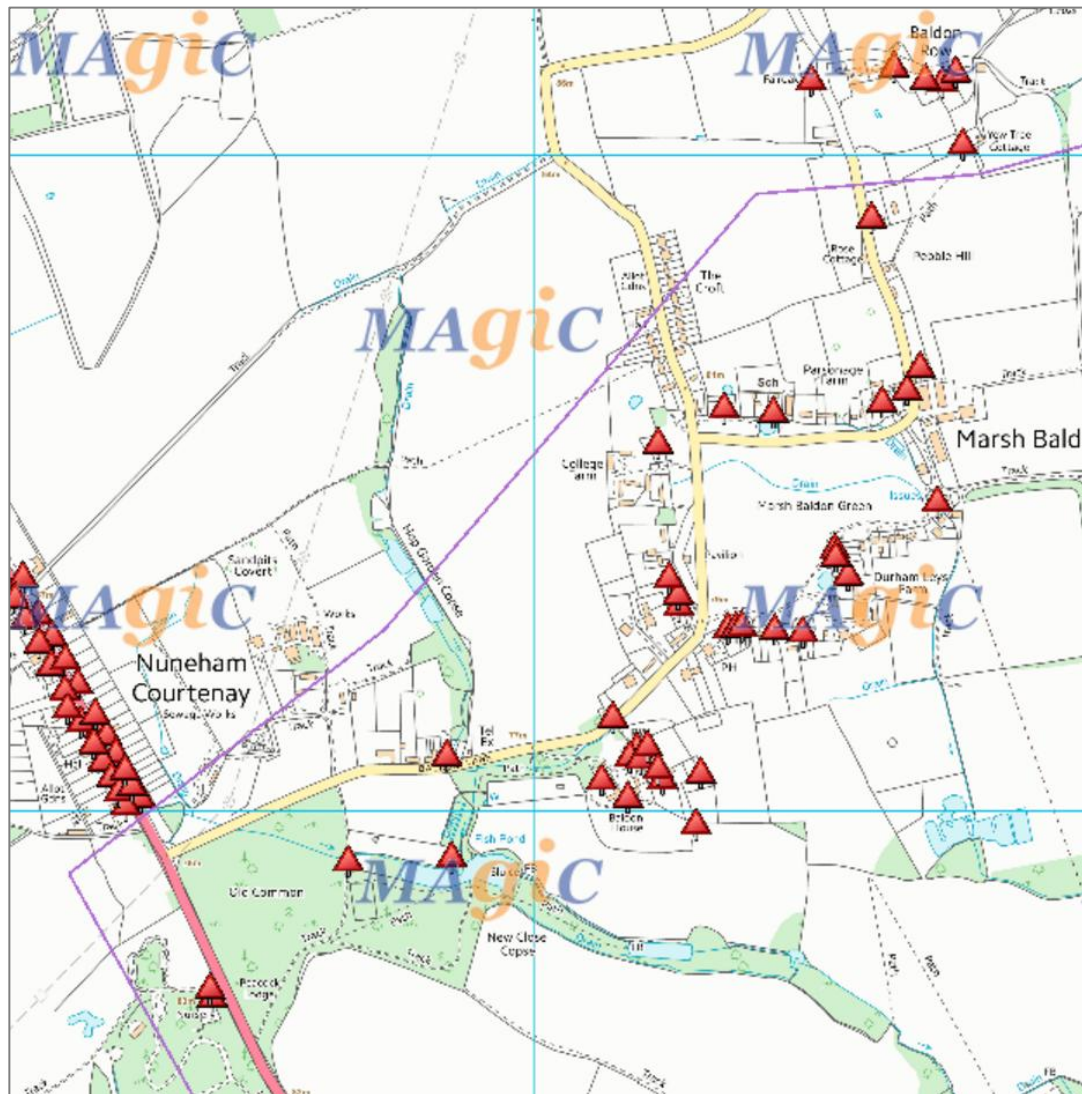
3.6.2 Summary of Assets

There are historic buildings throughout the Baldons, including 55 Listed Buildings, and there are Conservation Areas in Marsh Baldon and Toot Baldon (see maps and appendix).

Important buildings from an historical and architectural heritage viewpoint include:

- St Lawrence's Church & St Peter's Church
- The Manor, Court Farm and Barn Court on Toot Baldon
- Baldon House: its outbuildings, stables and landscape features
- Many fine 16th, 17th & 18th century timber-frame and stone houses and cottages

The location of the listed buildings is indicated in Figure 3.3.



<http://magic.defra.gov.uk/MagicMap.aspx>

Figure 3.3: Listed Buildings

There are several landowners, estates and farms. Many redundant farm buildings have been converted to residential, office and workshop use. At Little Baldon, there are nine such workshop or office units providing a total of 15,000 square feet of accommodation. There are two well-used Pubs: the Mole in Toot and the Seven Stars on the Green at Marsh Baldon, the latter being community-owned. On the Green there is a CoE Primary School and there is a Village Hall in the Croft. A small purpose-built office block was built in Baldon Lane in the 1990's.

In the late Victorian era and through into the early 20th century, a number of farm workers' cottages were built in various locations, including around the Green. Many have tiled roofs and contrasting brick dressings with diaper-pattern decoration and were typically semi-detached. Over the last 50 years or so, some of these have been knocked together to form larger single dwellings, but their style and character is still evident and they form an important part of the village vernacular.

Just before and after World War II, there were bursts of development activity: at Little Baldon (farm buildings plus workers' and manager's cottages); at Wilmots (an isolated street of seven semi-detached houses just to the west of Toot Baldon; and a several semi-detached houses in the Croft of pre-cast concrete construction. Since this period the Baldons have also seen the introduction of Hillfield Farm and New Farm - farmhouses and buildings close to Wilmots – plus further individual houses at various locations in Baldon Row, Baldon Lane and around the Green. Since 2000, there have been four new houses built: two at Durham Leys Farm, one beside the Seven Stars, and one on Baldon Lane beside Gateway Cottage.



Victorian terraced cottages, now extended

Landscape assets include the Green (24 acres of common land owned by Queens College); Baldon House woods and ponds; Durham Leys ponds and Ashen Copse; the Roman Road bridleway; plus many important rights of way & footpaths through all areas of parishes' surrounding countryside and woodland.

3.6.3 Residential Housing Types

Throughout the parishes of the Baldons there are some 185 residential properties; nearly all of these are single-family dwelling-houses, detached or semi-detached.

The range of residential property is notable for its lack of many common features found in other locations in the Oxford area. Housing types **not** seen the Baldons include:

- Large housing estates
- High-rise buildings
- Apartment blocks,
- Static mobile home sites

There is also an absence of 'modern architecture' with very little evidence of steel & glass and other modern forms of construction. The larger houses in the Baldons are the manor houses, vicarages and large farmhouses. Some of these remain single dwellings but some (eg: Baldon House) have been subdivided into multiple occupancy. These larger properties date from various periods, including the 16th, 17th, 18th and 19th centuries. Construction types vary through the different historical periods, from timber-frame, through stone walls, to stone and brick combined, and finally mostly brick. These larger buildings tend to have roofs of stone tiles, clay tiles or slates.

The various housing types in the area can be summarised as:

- Historic timber-frame with stone, brick or render walls & thatched roofs (16th & 17th century)
- Historic stone houses & cottages, tiled & thatched roofs (16th, 17th & 18th century)
- Historic brick cottages with tiled roofs (17th & 18th century)
- Pairs of 'Estate' cottages: stone & brick or contrasting brickwork (19th & early 20th century)
- Individual houses & cottages of varied form and materials (early 20th century to present)
- A few one-off 'mock-Georgian' houses (eg: Little Baldon Farmhouse, 1930's)
- Converted farm buildings often with timber boarding and/or brick claddings

Many of the older historic building have been modified and/or extended in the 19th and 20th centuries; there are few that retain their original form.

Illustrated below are a few typical examples of building types in the Baldons:



Baldon House barns, stables with St Peter's beyond



Victorian decorative brick & tile cottage



Timber-framed thatched cottage



Timber-framed brick & tile cottages



Late Victorian brick & tile houses



Timber-framed brick & render & tiled house

3.6.4 Listed Buildings

There are 55 listed buildings in the Baldons: about 47 actual buildings, with the remainder being various monuments and landscape features. See the full list in the Appendix. Briefly, the listed buildings include:

- St Lawrence's Church dating from 12th & 13th centuries
- Toot Manor, Court House & Barn Court
- Other houses & The Crown in Toot Baldon
- Houses in Baldon Row & Pebble Hill
- Houses around The Green and in Baldon Lane
- St Peter's Church dating from 14th & 15th centuries
- Baldon House area, including its landscape features
- Dairy cottages at Little Baldon

Illustrated below are some of the Listed Buildings in the Baldons:



School House



Toot Baldon Manor



The Mole



Glebe Cottage



Parsonage Farm



No 18 The Green

There are two Conservation Areas, one in Marsh Baldon and one in Toot Baldon, as shown in Appendix 3.



Lych gate at St Lawrence's Church, Toot Baldon; views towards the Chilterns beyond

3.6.5 Other Material Assets

- Farm buildings: farmhouses, barns, sheds, stables, etc
- Converted buildings: barns, byres & stables: now offices, workshops & storage
- The Mole Inn at Toot Baldon
- The Seven Stars pub on the Green
- The Primary School on the north side of the Green
- The Village Hall in the Croft
- The office building in Baldon Lane



Victorian farmhouse at Durham Leys Farm

3.6.6 20th Century Development

Since the start of the 20th century, residential development has predominantly been at:

- Little Baldon farm cottages
- Post-2nd World War – 5 pairs of semi-detached concrete houses in the Croft
- Other houses in the Croft
- Wilmots – seven pairs of semi-detached houses
- Hillfield Farm & New Farm
- Sporadic infilling and backland development around The Green
- Infilling in Baldon Lane & Infilling in Baldon Row

Recent new development:

- Weber office building in Baldon Lane
- New house opposite Baldon House (Penns)
- New house beside the Seven Stars
- Barn cottage at Durham Leys
- Conversion of farm buildings beside Durham Leys farmhouse

3.7 Cultural heritage

3.7.1 Archaeology

The basic physical structure of the landscape has had a strong influence on patterns of human occupation and activity across South Oxfordshire. Slope, elevation and the supply of water have influenced the selection of sites for settlement.

Evidence of pre-historic settlement is sparse in the region. Favoured sites tend to be on the Thames side terraced gravels, the open Chiltern chalklands and the Corallian limestones and sands of the Oxford Heights. The Icknield way was a pre-historic thoroughfare and would have provided a focus for early settlement. Prehistoric impact on landscape would have been mostly seen in forest clearance, initially in high ground but as iron became available extending down to heavier lowland soils using ploughshares.

There is some spasmodic evidence of pre-historic activity in the Baldons area Paleolithic Axe Heads were found in 1941 at SU577 977 and a possible ditch on land adjoining the Seven Stars.

There is little evidence of actual settlement in the Baldons at this time, although the Oxfordshire Historic Environment Record indicates [2] possible sites; an undated prehistoric enclosure (PRN 8561) at Marsh Baldon grid reference SU 560 978 and an unconfirmed Bronze age ring ditch (PRN 12588) at grid reference SP 5223 0776.

It seems likely that by the time of the Roman Invasion the area would have been in the hands of that enigmatic tribe the Catuvellauni, which occupied much of the central part of England and were probably the main resistance to Julius Caesar in the first invasion.

Dorchester on Thames was a major settlement at that time and the advent of the Romans brought huge changes to the whole region – creating an integrated pattern of new settlements, roads, farming estates and kilns for the manufacture of pottery. One such road passes through the Baldons as it ran from modern day Dorchester to Alchester (just south of Bicester).

There appears to be no evidence of Roman settlement in the Baldons (although we might like to imagine some weary legionnaires breaking off their march for a pot of well earned ale at this spot) Coins were found at SU558 993. There must, however, have been trade in the area as Marsh Baldon was the location of at least two potteries that were making the range of red-slipped wares for which the Oxfordshire potteries in the area were renowned in the 3rd and 4th centuries AD. The locations were in the area known as Daglands, to the north of Baldon Lane and in farmland on the line of the current main road to Oxford, adjacent to Golden Balls roundabout [Historic Monument].

There is record of a linear boundary bank possibly dating from the Roman/Dark Ages and potentially delineating village boundaries of that time; An extract from the record is set out below:

HER Number: 4420

Road alignment called Flitway before 1713. N-S course very close to postulated Roman road (PRN 8923) and may be identical with it.

Bank and ditch on west side along Ashen Copse, turning sharp left to Marsh Baldon green at SU 56859950. Emery suggests this may be an early boundary dividing Baldon into the 4 quadrants, Marsh, Toot, St Lawrence and Little Baldon

The Saxon and later history of the Baldons is reasonably well recorded, particularly in the Victoria History of the Counties of England, which is not reproduced here. The best historical map record dates from c1740 and is in the library of Queens College, Oxford. This shows the Marsh Baldon Green and the named fields (pre-enclosure) between Daglands (west), Garsington (North and east), Baldon Brook (East) and Dorchester Field (probably Little Baldon – South). Individual houses (and in some cases their owners/occupants) are also shown.

It is worth noting that the medieval Village of Little Baldon has been deserted and nothing visible now remains of it.

3.7.2 History

Marsh Baldon, Toot Baldon, Baldon on the Green, Little Baldon, Big Baldon, Baldon-in-between

This old rhyme is a reminder that there are a number of ancient settlements in the area known as the Baldons. Toot Baldon is probably the earliest settlement dating back to Anglo-Saxon times, although the area was inhabited in the Roman period. A Roman Road passes through the parishes and Roman pottery and coins have been found. The Anglo-Saxons liked to settle on high ground and reference can be found to “Bealda’s Hill”, while Toot is the Saxon word for a look-out. A good water supply and fertile soil would have encouraged this early habitation.

The Domesday Book refers to Baldedone and does not differentiate between the various hamlets, which shared a common field system with strip farming. However, there were already seven different estates and there is little doubt that the four hamlets Toot Baldon, Marsh Baldon, Baldon St. Lawrence and Little Baldon named in 13th Century documents were already in existence at the time of Domesday.

It is possible that there were Anglo-Saxon chapels both at Toot and at Marsh Baldon but the first clear reference to a Baldons Church is in a Papal Bull of 1163 and research suggests that the church was at Baldon St. Lawrence.

By 1279 the land was mainly divided between 3 or 4 manors and the tax returns for 1316 and 1327 indicate that Marsh Baldon was now the largest village. In 1377 there were 10 taxpayers at Baldon St. Lawrence, 22 at Toot Baldon, 25 at Little Baldon and 67 at Marsh Baldon. It is interesting to note the apparent size of Little Baldon at that time. Enclosure of the land was the main cause of decrease in population and by the 16th Century much land had been enclosed. However, the common field system which was shared by all the hamlets continued on a 3 year rotation until the 18th Century.

Some details about the regulation of common pastures have survived; in 1527 a man might pasture 30 sheep and 3 other beasts for every virgate (22 acres). The use of Marsh Baldon Green was also restricted and carefully managed. Sheep and pigs were not allowed on it at certain times of the year and pigs had to be ringed. Horses were also kept on the Green. Growing crops had to be guarded from straying animals and no one could allow hens to be at large at the time of sowing the grain.

These matters and all other aspects of village life, such as the management of ditches and drainage and the building and repair of houses and out-buildings, were strictly controlled by the Manorial Courts. In 1514, for example, a farmer was presented to the court for allowing two houses to fall down and for selling iron bars and lead outside the Manor. Licences were required for taking down a house or moving it.

By the mid sixteenth century a large part of four Domesday estates had been acquired by the Queen's College. In Tudor times fellows and students used to withdraw to the college's properties in the village when there was plague in Oxford. In 1519, for example, the whole college was in residence at Toot Baldon. It is likely that the manorial courts were held at Court House Farm.

Marsh Baldon Manor grew in prosperity during the 16th and 17th centuries and for 60 years from 1712 Elizabeth Lane was a highly active lady of the manor, which she had inherited from her parents John and Elizabeth Pollard. Her husband Dr. Lane came from Bristol and had a long-standing trade association with Christopher Willoughby, who bought the manor after Elizabeth Lane's death.

Elizabeth Lane's most obvious legacy was Marsh Baldon School, started as a result of a bequest by her in 1771 for the education of 6 poor boys and 6 poor girls. Other children could be educated at the expense of their parents. By 1866 the numbers had risen to 56 and the curriculum included reading, writing and arithmetic. By 1815 Toot Baldon also had a school which was enlarged in 1886 to cater for 60 children. It survived until 1920 when the managers closed it and the children were transferred to Marsh Baldon school.

The Willoughby family had a profound effect on the village by pioneering important advances in farming, which included introducing a far more varied pattern of crop rotation and encouraging the cultivation of swedes which were said to be twice as nourishing as turnips.

The Baldons were self supporting to a large extent: in the 16th, 17th and 18th century mention is made of a tailor, two butchers, a slaughter house, a currier, a maltster, a sawyer, a carpenter and more unusually, a bone-setter. In the latter half of the 19th century there was a blacksmith, a grocer, a baker, a butcher, a wheelwright and a beer-retailer. There were also 3 pubs.

The population in 1801 was 208 in Marsh Baldon and 223 in Toot Baldon. In 1901 the figures were 280 in Marsh Baldon and 228 in Toot Baldon. The 2001 census shows 289 in Marsh Baldon and 136 in Toot Baldon. Remarkably little overall change in two hundred years.

Although both Churches have been altered over the centuries, Toot Baldon Church is essentially a good example of a small early thirteenth century church and Marsh Baldon Church is mainly fourteenth or early fifteenth century. The present north aisle at Marsh Baldon was built in 1890. At various times both the congregations and the buildings were neglected but both have had times when the energy and enthusiasm of an incumbent have restored order in the Parish.

In 1954 the benefices of Toot and Marsh Baldon were united and patronage passed to Queen's College which was already patron of Toot Baldon. The two parishes had been under the care of one clergyman since 1913.

The Willoughby estate was put on the market in 1914. It extended to 2,500 acres and included properties in Dorchester and Drayton St. Leonard. It was offered at auction in its entirety, or in lots. Baldon House was offered with 163 acres, and included the lordship of the manor, the gift of the living and the soil of the village green. In the event the house and surrounding land was bought by Dr. and Mrs. Priestley in 1915 and the village green and other parts of the estate were sold to Queen's College in 1921.

Looking at the old maps it is remarkable how little the form of the old villages has actually changed over the last four hundred years. The old open fields finally disappeared with the Enclosure Act of 1836 but the 24 acre village green, which was specifically excluded from enclosure is still carefully preserved and is perhaps rather tidier than it was when cows, pigs, sheep and horses were grazing on it. Many interesting old buildings remain and there are plenty of historical clues to be found on a walk around the villages.

3.8 Landscape

3.8.1 Topography and Drainage

The elevation of the two parishes varies from 89m above sea level in the north west to 59m in the south east, with water draining to Baldon Brook which flows from north to south close to the eastern boundary.

3.8.2 Landscape

There are a series of landscape character studies of the area, from a broader level of the National Character Profile, 109: Midvale Ridge⁴, the current local study undertaken by Oxford Wildlife and Landscape Study (OWLS)⁵, and the original landscape character study undertaken in 2003 by South Oxfordshire CC⁶.

Character Profile 109, describes the broader area as:

“The Midvale Ridge National Character Area (NCA) is a band of low-lying limestone hills stretching east–west from the Vale of Aylesbury in Buckinghamshire to Swindon. It is surrounded by the flat lands of the Oxfordshire clay vales, giving extensive views across the surrounding countryside. It is a predominantly agricultural area with a mixed arable/pastoral farming landscape, cereals being the most important arable crop.”

It lists the key characteristics as:

- *Low, irregular wooded limestone ridge giving way to a series of isolated steep-sided tabular hills in the east which rise from the surrounding clay vales.*
- *Contrast between the moderately elevated limestone hills and ridges and the surrounding low-lying clay vales.*
- *Mixed pastoral and arable landscape with large, geometric fields divided by hedges and regularly spaced hedgerow trees punctuated by blocks of woodland*
- *Settlement pattern of nucleated villages on the hill tops and along the springline with low density of dispersed settlement.*
- *Hill top villages are a distinctive feature of the ridge. They are often clustered round a village green and are linked by small sunken lanes enclosed by low hedges. To the east, houses are built of the local limestone or sometimes red brick and timber frame with thatch or tiled roofs. In contrast, to the west houses are typically of local limestone, either Cornbrash or Corallian, with stone slate roofs. Settlements have also grown up along springlines. Isolated farmsteads mostly result from late enclosure.*

From the assessment by the Oxfordshire Wildlife and Landscape Survey the Plan area has three main landscape types:

1. Wooded Estatelands
2. Lowland Village farmland
3. Alluvial lowlands

These are indicated on Figure 3.4

⁴ <http://publications.naturalengland.org.uk/publication/5431100?map=true&category=587130>

⁵ <http://owls.oxfordshire.gov.uk/wps/wcm/connect/occ/OWLS/Home/>

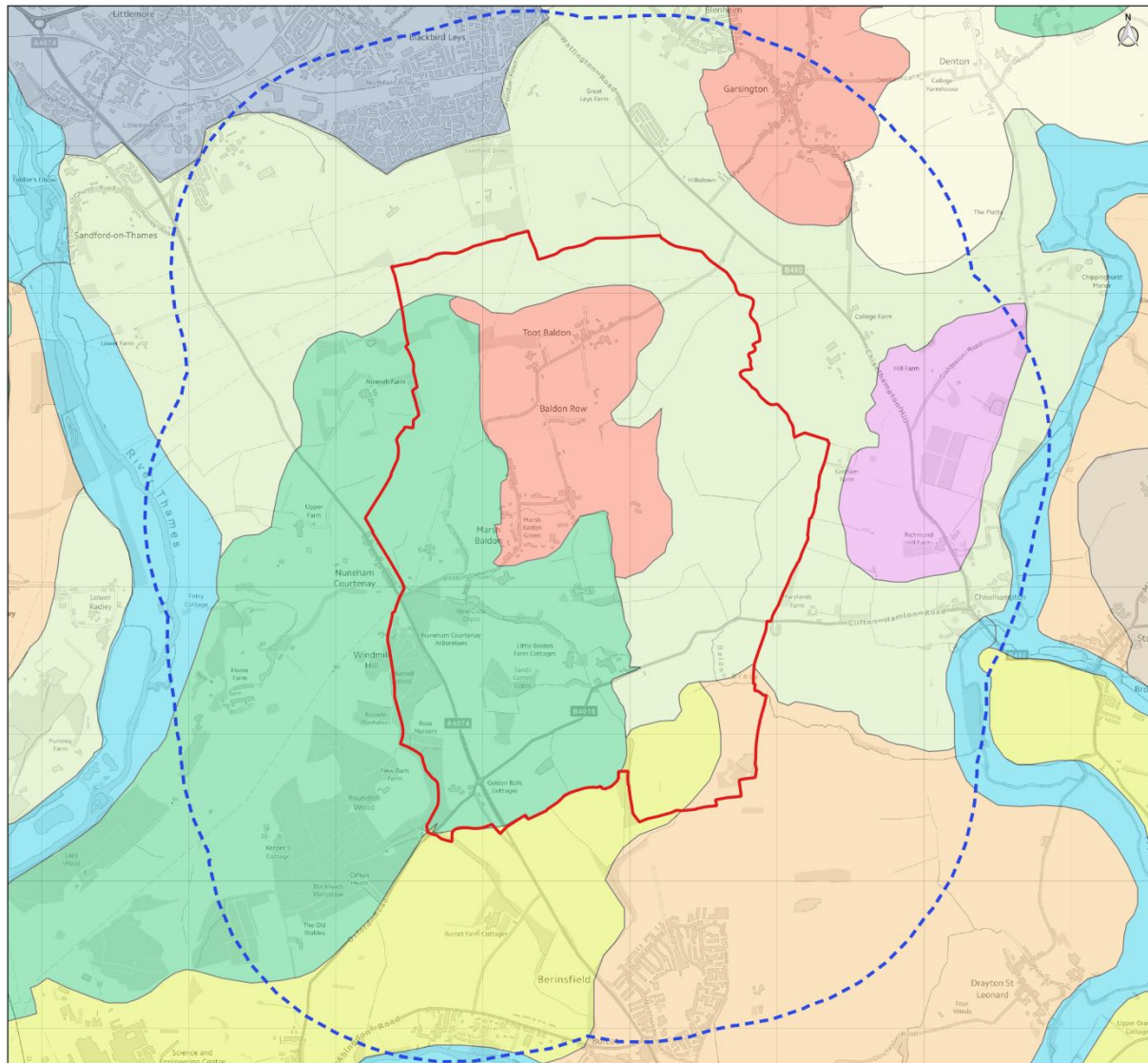
⁶ <http://www.southoxon.gov.uk/services-and-advice/planning-and-building/planning-policy/evidence-studies/policy-publications/south>

To the west and south of the parish the Wooded Estate lands is associated with the Registered Park and Garden of Nuneham Courtenay⁷ and its arboretum. It is characterised by extensive deciduous woodland with rolling arable farmland and some grazing, large parklands and mansion houses. The landscape includes large blocks of ancient woodland and mixed plantations of variable sizes.

The Lowlands Village Farmlands is a variable, often large scale farmed landscape closely associated with village settlements. Key characteristics are: a varied, gently rolling and almost flat topography; medium to large-sized arable and hedged fields; thinly scattered hedgerow trees, which are mostly ash; ash, willow and poplars fringing ditches and streams; and prominent village settlements scattered throughout the area.

The Alluvial Lowlands landscape includes flat landscapes of lowland river valleys, associated with alluvial soils. It is characterised by a regular pattern of medium-sized hedged fields with permanent pasture and arable cropping; broad alluvial plains; mixed farming pattern with regular fields with both arable cropping and pasture; densely scattered hedgerow trees of

⁷ <https://historicengland.org.uk/listing/the-list/list-entry/1000122>



LEGEND

-  The Baldons Neighbourhood Plan Area
-  1.5km Radius from Neighbourhood Plan Area

Landscape Types

-  Alluvial Lowland
-  Lowland Village Farmlands
-  Farmland Hills
-  Lowland Village Farmlands
-  River Meadowlands
-  Rolling Farmland
-  Terrace Farmland
-  Urban Areas
-  Vale Farmland
-  Wooded Estatelands

Figure 3.4: Landscape Types

ash and willow; dense willow corridors bordering a large number of ditches; and is sparsely settled.

The original Landscape Character Study of 2003 locates the villages in the Nuneham Courtenay Ridge area, in the open farmed hills and valleys sub division for Toot Baldon, and Semi-enclosed farmed hill and valleys for Marsh Baldon. It describes them:

“Toot Baldon also originated as an old English settlement, perched on the outer edge of a hill where the greensand gives way to the clays below. However, medieval expansion of settlements and colonisation of nearby marshland created a larger estate with a shared field system, which included the associated settlement of Marsh Baldon and two other Baldons, Little Baldon and Baldon St Lawrence, of which only the isolated church of the latter survives.

The villages typically developed around a central green, of which Marsh Baldon has one of the finest surviving examples. In contrast to the predominance of stone buildings in the Northern Oxford Heights, Marsh Baldon also demonstrates the lack of uniformity in building styles and materials within this area. Clustered around the green there is ‘a colourful medley of houses in coursed rubble, brick or timber framing, with roofs of thatch or tiles’.”

As part of the report’s conclusions regarding development in this area, it concluded that generally development would be inappropriate in this rural and unspoilt area, and especially in the estate farmlands, low lying areas and the areas in the open landscape and hill tops.

These studies help build up a picture of the landscape of the parish, of settlements located up on a ridge, with open views out across the arable landscape and towards the City of Oxford. This character of the villages, their buildings and their views are illustrated in the small selection of photos in this report.



View of open country and distant Chilterns from St Lawrence's (Toot) churchyard

3.8.3 Landscape Designations

The context of the villages in relation to landscape planning designations, access and their topography are covered in Figures **02, 03, 04 and 05 shown in Appendix 4.**

Landscape

The North Wessex Downs AONB is approximately 4km to the south of Marsh Baldon.

Green Belt

The Green Belt washes over the whole of the neighbourhood area, providing protection under the key tenants of Green Belt Policy⁸ in Section 9 of the National Planning Policy Framework.

As part of South Oxfordshire's Green Belt review⁹ the villages within the Green Belt were 'tested' against Green Belt purposes, an extract from the report setting out the scope:

⁸ https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/6077/2116950.pdf

⁹ http://www.southoxon.gov.uk/ccm/support/dynamic_serve.jsp?ID=493068833&CODE=5C6B516DFEC1AB96D22DB485D6C9D764

“The Oxford Green Belt within South Oxfordshire washes over several smaller settlements with only the town of Wheatley inset into the Green Belt. A list of 22 settlements have been reviewed and tested against the purposes of the Green Belt. These settlements have been assessed as to whether they have 1) an open character; and 2) whether that open character makes an important contribution to the openness of the Green Belt.

7.3 The following ‘washed over’ villages were considered for review: Beckley, Great Milton, Berinsfield, Holton, Burcot, Horsepath, Clifton Hampden, Little Milton, Chislehampton Marsh Baldon, Culham Nuneham Courteney Cuddesdon Sandford Dorchester Stadhampton, Drayton St Leonard, Stanton St John, Forest Hill, Tiddington, Garsington, Warborough and Shillingford”

The conclusion within the report for Parcel 7 Area E (main pages p40-42) is that the Green Belt prevents coalescence between settlements and should remain.

Historic Environment

Both villages are within Conservation Areas.

The Registered Park and Garden at Nuneham Courtenay is 0.5km to the west of the Marsh Baldon.

3.9 The Baldons NDP survey results

3.9.1 Neighbourhood Plan Survey

The Steering Group commissioned a survey of all residents, the results of which are summarised as follows. 140 people (40% of the population) responded.

3.9.2 Consultation Paper

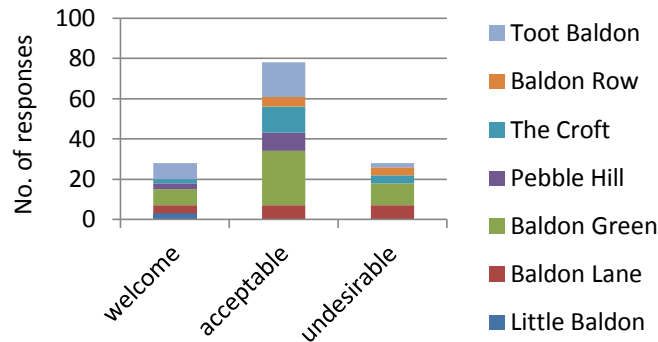
350 copies of a consultation paper were distributed to all Baldons residents aged 16 and over in February 2016. 140 responses were received - a response rate of 40% - and a summary of these responses was presented to the public at a meeting in the Seven Stars public house on March 22 2016

3.9.3 Response to the public consultation paper

An analysis of the response we received is follows:

3.9.3.1 Population growth

Q: Do you feel that in principle population growth is undesirable / acceptable / welcome?

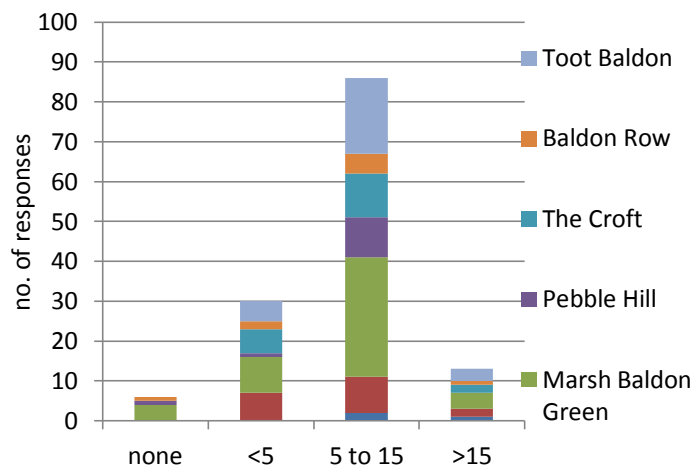


As the histogram shows, most respondents (80%) either accept or welcome some population growth in the Baldons over the next 10 years.

3.9.3.2 Housing Development

Q: which of the following development scenarios do you feel most comfortable?

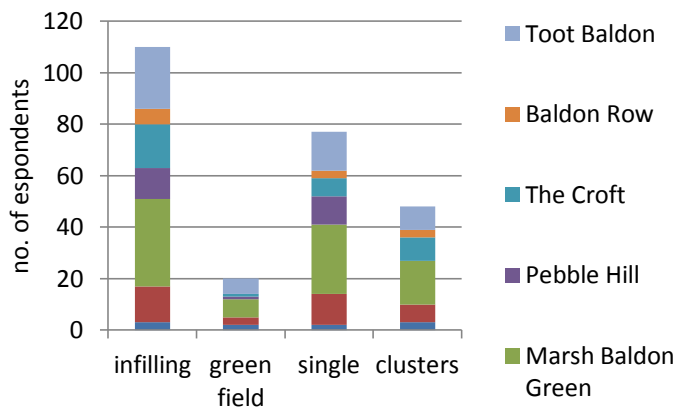
- 0-5 houses
- 5-15 houses
- Over 15 houses



Most people would accept between 5 and 15 new houses in the Baldons, but note that population growth also depends on occupancy: new weekend cottages would be ineffective. For many, the acceptance of more houses would be conditional on them being modest in size and appropriate in style

3.9.3.3 Siting

Q: Would you prefer new development to be sited in gaps between existing buildings (infilling) or in open spaces (green field development)



A large majority of respondents favour infilling over green field development. Opinion is more evenly divided on the choice between developments in single houses or clusters of houses: the point was frequently made that the choice would depend on the size and nature of the plot available

3.9.3.4 Social housing

Q: Would social housing be desirable and at what level?

- 90% of 135 responses were in favour of some social housing
- 60% of the responses said that the proportion of social housing to all new housing should be 20% or less
- Most people liked the idea of locals getting priority... and most people's attitude to market housing was unaffected by the level of social housing

3.9.3.5 Business

Q: should planning policy should encourage development of businesses in the neighbourhood

- Of the 126 responses 52% were in favour and 48% against.

3.9.3.6 Design Guidelines

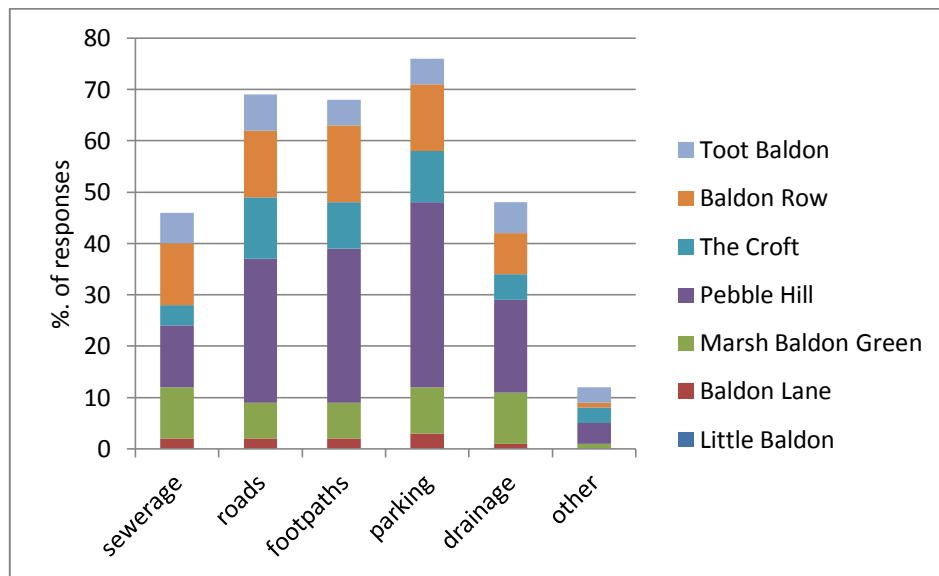
Q: would you like to see enhanced design guidelines included in the Neighbourhood Plan that are specifically aimed at protecting and maintaining the special architectural character and vernacular of the Baldons

A: the preliminary questionnaire results there was a significant majority in favour of having enhanced design guidelines specifically for the Baldons.

3.9.3.7 Infrastructure

Q: irrespective of your views about future development , what do you feel are the key infrastructural issues facing the Baldons today?

A: It is clear from the responses that the existing infrastructure can barely cope with the present demand, and that any significant new development would result in overload, particularly as regards roads and sewerage.



Although there is a broad consensus, it is natural that the perception of most acute infrastructural deficiencies vary from area to area, as follows:

Area

Baldon Lane
Marsh Baldon, Pebble Hill and The Croft
Baldon Row
Toot Baldon

Biggest problems

Sewerage and drainage
Roads, footpaths and parking
Roads
Sewerage, broadband

Toot Baldon sewerage: this is Thames Water's responsibility and action will only be achieved by sustained pressure by the community

Baldon Lane drainage: TW have improved the pumping capacity but the system as a whole is at the limit of its capacity, which will have to be uprated to cope with any further development

Roads and traffic: main concerns: volume of traffic, speeding through the Croft, danger to pedestrians. Maintenance issues, especially on the track south of the Green

Footpaths: required for the safety of pedestrians, especially at the south end of the Croft

Parking: widespread perception that school and pub parking is out of control – concern about erosion of the Green

Broadband: inadequate speeds at Toot

3.9.3.8 The Green Belt

Q: How important is the Green Belt to the Baldons?

A: A very large majority of respondents (86%) are convinced of the importance of the Green Belt in the fight to protect the villages from urban sprawl (Grenoble Road) of the remainder 13% say the Green Belt is quite important and just 1% think it is unimportant.

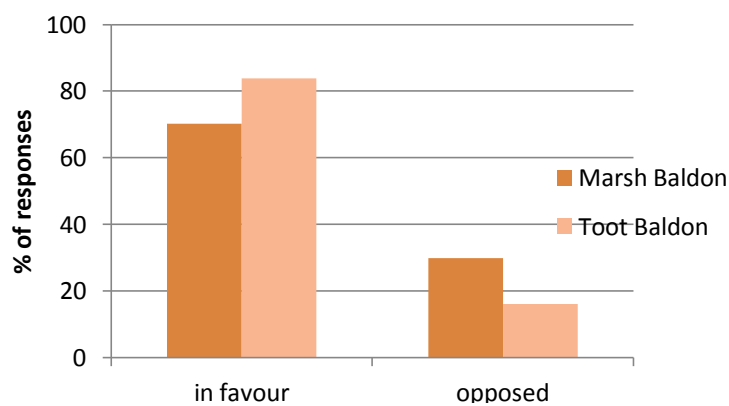
3.9.3.9 Marsh Baldon Village Green

Q: How do you feel about the present balance between the its environmental protection and public use?

A: a large majority (84%) felt that the present balance was about right. 9% of respondents felt that the Green was under-protected while 7% said it was over-protected. However a general and widespread concern was expressed about the damage being sustained by the edges of the Green from parking.

3.9.3.10 Conservation Area

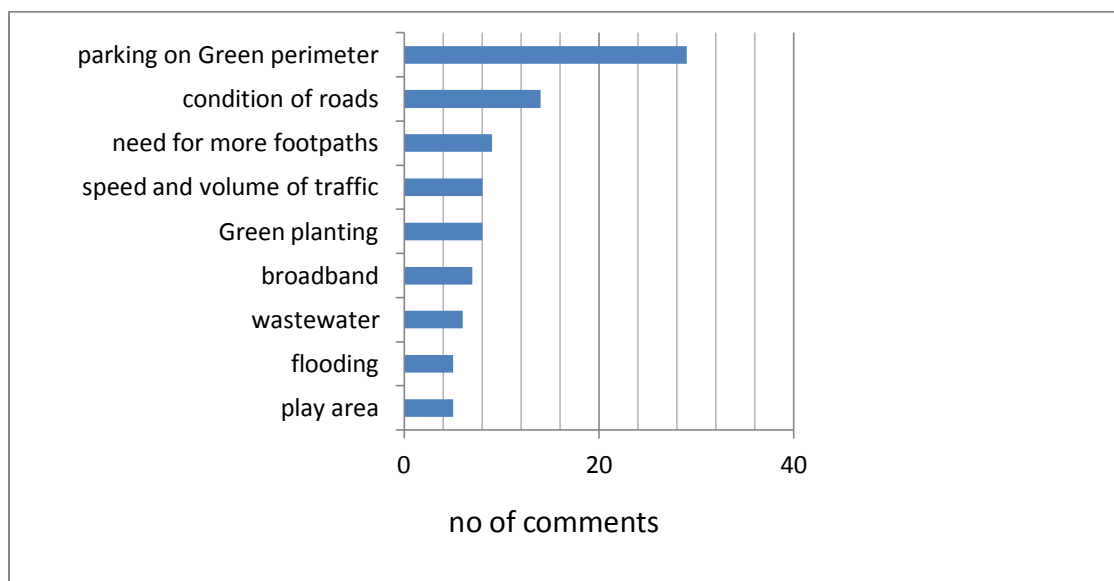
Q: Would you be in favour of a review of the Conservation Area boundary?



A majority of respondents support a review of the Conservation area boundary, especially in Toot, where a review is more urgently needed

3.9.3.11 Comments

Many and wide ranging comments were received as part of the responses, as shown in the following Figure:



The top three topics were

- Parking on the perimeter road of Marsh Baldon Green, especially that associated with the school and the Seven Stars public house: this results in severe erosion of the Green itself
- A perceived increase in traffic passing through the village, both in terms of volume and speed: this results, in the absence of designated footpaths, to a heightened danger to pedestrians
- Flooding, both from an inadequate wastewater system in Marsh Baldon and the absence of a wastewater system in Toot Baldon, where polluted groundwater surfaces at lower elevations.

3.9.4 Housing Needs Survey

3.9.4.1 Introduction

Community First Oxfordshire (CFO) were commissioned by Baldons Parish Council to conduct a housing survey in March 2016. CFO is a charity that works with and supports communities across the county and has long-standing expertise in helping communities with consultation strategies.

The survey gave all households in both villages the opportunity to express an opinion on housing development and to register their own housing need, should they have one. The survey had three parts. All households were asked to complete Part 1: Your Baldons household and Part 2: Your Opinions on Housing Development. Parts 3 and 4 asked households living inside and outside The Baldons which need a new home in The Baldons to state their requirements.

3.9.5 Summary of findings

3.9.5.1 Part 1- Your household

- 82% of respondents (51 out of 62) are home-owners (with or without mortgage)
- The largest proportion- 58%- of respondents (36 out of 62) live in detached houses
- 24% of respondents (15 out of 62) are interested in downsizing their house in the next 2-10 years
- 20% of respondents (12 out of 60) would be interested in building their own home if land were made available

3.9.5.2 Part 2- Your opinions on housing development

Top 3 types of accommodation respondents think The Baldons requires:

- Semi-detached houses - 15% (28 out of 185 responses)
- Affordable housing - 14% (25)
- Terraced houses - 11% (21)

Top 3 types of supported housing that respondents think The Baldons requires:

- Private Sheltered Housing- 30% (7 out of 23 respondents)
- Independent accommodation with care support - 26% (6)
- Housing Association Sheltered Housing- 17% (4)

Top 3 types of tenure respondents think The Baldons requires:

- Owner-occupation- 39% (37 out of 95 responses)
- Shared-ownership- 25% (24)
- Affordable rent through Housing Association- 21% (20)

3.9.5.3 Part 3- Does your whole household or any person/s in your household need a new home in The Baldons?

- 8% of respondents (4 out of 48) are intending to move to another home in The Baldons in the next 5 years
- 15% of respondents (7 out of 48) wish to move to another home in The Baldons in the next 5 years but cannot - Top 3 reasons preventing households from moving:
 - Unable to afford to buy new home- 41% (9 out of 22 responses)
 - A lack of self-build plots- 18% (4)
 - A lack of suitable housing- 14% (3)
 - A lack of affordable private rented properties - 14% (3)

- Top 2 reasons for needing a new home in The Baldons:
 - Want to start first home- 39% (9 out of 23 responses)
 - Want to build own home- 13% (3)
- Self-ownership was the first choice of housing tenure preference- 53% (9 out of 17 choices)
- Top 3 type of homes needed:
 - Semi-detached house- 34% (12 out of 35 responses)
 - Detached house- 26% (9)
 - Terraced house- 17% (6)

3.9.5.4 Part 4- Do you know of anyone living elsewhere who wishes to move to The Baldons

- 18 households living outside The Baldons wish to move to the parish in the next 5 years
- Top 3 reasons for wishing to move to The Baldons in the next 5 years:
 - The natural environment – 25% (10 out of 40 responses)
 - Schools and amenities- 12.5% (5)
 - To be near family- 10% (4)
 - To give/receive family support- 10% (4)
- No respondents have mobility or other care/support needs which affect the type of home needed
- No respondents have a supported housing need

3.9.6 Summary of Local Affordable Housing Need

Local affordable housing would only be available to local people who do not already own a home. On this basis the affordable housing need is set out in Table 3.7

Table 3.7: Affordable Housing Needs

Size of house needed	Number of households	Number currently on Housing Register
One bed	4	2
Two bed	0	0
Three bed	1	0
Four bed	0	0
TOTAL	5	2

3.10 Community Life

3.10.1 Introduction

The two villages comprising the Baldons are friendly and sociable places with a well developed sense of community cohesion. The incidence of crime is very low – even by South Oxfordshire standards.

3.10.2 Churches

The ancient churches in both Marsh and Toot Baldon, both part of the Dorchester Team Ministry, remain active with services on alternate Sundays. Marsh Baldon has a ring of 5 bells which are rung regularly, with enthusiasm.

3.10.3 The Seven Stars

The Seven Stars in Marsh Baldon had a troubled recent history with frequent closure and changes of ownership and landlords. In 2013 the pub again came up for sale and a community society - The Baldons and Nuneham Community Society - was formed to purchase the pub and run it as a community venture. The Society has over 150 shareholders – mostly villagers- and the pub is now thriving as never before.



March 2013 – the day the Seven Stars reopened under community ownership

3.10.4 Baldon Feast

The Baldon Feast is held on Marsh Baldon Green annually on a Saturday towards the end of August, close to the feast day of St Lawrence, the patronal saint of Toot Baldon - another reminder of the antiquity of the bonds between the two villages

3.10.5 Baldon Events Committee

The Baldon Events committee organises a range of social activities, the most prominent of which is a lavish annual firework display on Bonfire night.

3.10.6 Other clubs

Club activity in the Baldons ebbs and flows, with a cricket club, a garden club, several book clubs and an occasional dramatic society.

3.11 The interrelation between these issues

- Climate change/biodiversity: vulnerability of woodland
- Benefits of population growth / environmental impact of growth
- Impact of regional growth (Culham science park/Didcot/Grenoble Road/Chalgrove) on traffic, light and noise pollution tranquillity

3.12 SWOT Analysis

The following SWOT analysis was developed by the working group and involved a workshop session at which a facilitated discussion took place to determine the key strengths and opportunities for the villages.

Strengths Community Cohesion <ul style="list-style-type: none"> • Small community • Active Parish Council • Social activities (eg Baldon Feast) • Socio-economic diversity • Rich heritage • Rural setting • Countryside landscape • Heritage buildings and setting • Marsh Baldon Green • Thriving Primary School • Pubs and Churches 	Weaknesses <ul style="list-style-type: none"> • House prices and cost of rural living unaffordable to many • Small community cannot support shops and dedicated community facilities • Isolated from public transport and key infrastructure (Sewage, Broadband at Toot) • Historic road networks and spaces cannot absorb pressures from increasing visitor traffic (The Green, Toot Church) • Business and residential communities separated
Opportunities Strengthen community cohesion <ul style="list-style-type: none"> • Provide new housing of different sizes, types and tenure (incl affordable). • Increase community engagement • Greater diversity • Widen use of church and other community assets. • Encourage business activity and enterprise 	Threats <ul style="list-style-type: none"> • Community becomes split by debates on new development • External pressures from Oxford, new main roads infrastructure quarrying etc harm the rural quality (traffic, lights, noise) • Funding cuts from local government place unmanageable burdens on villages to maintain and manage their environments.

<p>Strengthen the environment</p> <ul style="list-style-type: none"> • High quality new building • Good architecture • Management of the heritage • Protection of critical views <ul style="list-style-type: none"> ○ Landscape views out of the villages ○ Landscape views into the villages from outside ○ Internal views within the village envelope. <p>Engage the community more actively in managing and maintaining the villages</p>	<ul style="list-style-type: none"> • Pressure from landowners and developers results in excessive numbers of new houses of poor quality, insufficient mix of type and tenure and designed to maximise financial return not social benefit. • Community atrophies through lack of any self-determined change
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4 Sustainability issues and challenges

4.1 Issues and challenges

Based on the policy context, baseline evidence, and SWOT analysis, the steering group identified the key sustainability issues and problems that the NP could address in the pursuit of sustainable development. These are shown in detail in the rolling table in Appendix 2 and are summarised here:

4.1.1 Environmental

Evidence adduced in Chapter 3 above shows that environmental sustainability issues are of paramount concern, in particular

- The importance of the sustainability and traditional appearance of future housing
- the preservation of the landscape character of the villages
- **The need to restore and/or enhance biodiversity, recognising** the vulnerability of biodiversity in general and woodland in particular to the effects of climate change. This vulnerability must not be exacerbated by any negative impacts attendant on future building development
- The Baldons is privileged to possess a rich cultural and natural heritage which must not be jeopardised by insensitive development. The conservation areas and in particular the unique tranquillity of Marsh Baldon Green must be preserved.

4.1.2 Social

- Suitable housing: the Baldons NDP survey identified the need for some smaller market housing to enable younger people to move from the parental home but within the villages and to enable older residents to downsize.
- Baldons identity: the community consultation identified a strong desire to maintain the identity of Toot and Marsh Baldons as separate villages, both separate from Oxford City expansion
- Quality of design of new houses to enhance rather than detract from the village character
- Traffic and road safety: new development must ease rather than exacerbate prent conditions
- Drainage: new development must not overload the existing drainage system
- Access: improve people's access to nature and the countryside

4.1.3 Economic

- Support for the rural economy

The next chapter proposes a set of sustainability objectives that address the key issues and problems identified.

5 Sustainability Appraisal framework

5.1 Introduction

This final chapter of the Sustainability Appraisal Scoping Report considers how we move forward to the next phase, which includes Stage B of the SEA process (Figure 2.1, Chapter 2). It summarises how the Baldons NDP Sustainability Objectives are consistent with those of the emerging South Oxfordshire Local Plan 2032 and also how they address the other plans that affect the Baldons. This section also sets out how we would test the emerging policies and site allocations in our neighbourhood development plan against our sustainability objectives.

5.2 Proposed Sustainability Objectives

The sustainability issues have been reviewed using the broad Sustainability Objectives set out in the Sustainability Appraisal Report of the South Oxfordshire Local Plan 2032 as a starting point. The Baldons sustainability objectives are based on the District Council objectives, which have been selected and adapted in order to reflect the sustainability challenges for the Baldons that are identified in this scoping report. The selected and amended objectives are as follows:

1. Housing: help to provide existing and future residents with the opportunity to live in a decent home and in a decent environment supported by appropriate levels of infrastructure.

2. Health and well being: to maintain and improve peoples health, well-being, and community cohesion and support voluntary, community and faith groups.
3. Landscape: to preserve the character of the villages in the natural landscape
4. Environmental protection: to reduce harm to the environment by seeking to minimise pollution of all kinds especially water, air, soil and noise pollution.
5. Travel: to improve travel choice and accessibility and minimise the length and duration of car journeys
6. Biodiversity: to conserve and enhance biodiversity.
7. Landuse: to conserve and enhance the district's open spaces and countryside in particular, those areas designated for their landscape importance and biodiversity.
Avoidance of loss of the best and most versatile agricultural land in the west and south of the Plan area
8. Heritage: to conserve and enhance the villages' character and historic environment and to respect local distinctiveness by sensitive siting and building design and specification.
9. Climate change: to seek to address the causes and effects of climate change by:
 - a) securing sustainable building practices which conserve energy, water resources and materials
 - b) protecting, enhancing and improving our water supply where possible
 - c) maximizing the proportion of energy generated from renewable sources
 - d) ensuring that the design and location of new development is resilient to the effects of climate change.
10. Economy: to assist in the development of a thriving economy, particularly small firms that maintain and enhance the rural economy

The relationship between the sustainability issues and challenges identified in Chapter 4 and the proposed Sustainability Objectives listed above are summarised in Table 5.1

Table 5.1: Relations hip between sustainability Issues and Objectives

The Baldons NP sustainability issues and challenges (from section 4.1)	Proposed sustainability objectives
<i>Environmental</i>	
- Sustainability	4. Environment 9. Climate change
- Biodiversity	4. Environment 6. Biodiversity
- Heritage & Conservation areas	3. Landscape 7. Landuse 8. Heritage
<i>Social</i>	
- Housing	1. Housing

- Social cohesion	2. Health and well being
- Baldons identity	3. Landscape 7 Landuse
- Quality of design	8. Heritage
- Traffic and road safety	5. Travel
- Drainage	1. Housing
<i>Economic</i>	11. Economy

5.3 Cross check against policies

One of the key reasons for preparing a sustainability appraisal alongside our neighbourhood development plan is to ensure that we consider the relevant plans and programmes. Annex 2 shows how sustainability issues relate to key messages from the review of the policy context.

Table 5.2 below indicates how the Baldons NDP Sustainability Objectives relate to the environmental issues listed in Annex 1 of the SEA Directive.

Table 5.2: Correlation between SEA Directive Issues and Baldons Sustainability Objectives

SEA Directive issue	The Baldons NDP Sustainability Objectives
Biodiversity, fauna and flora	6. Biodiversity
Human population	1. Housing 10. Economy
Human Health	2. Wellbeing 5. Travel
Soil	4. Environmental Protection
Water	4. Environmental Protection
Air quality and climate factors	4. Environmental Protection 9. Climate change.
Material assets	8. Heritage
Cultural heritage	8. Heritage
Landscape	3. Landscape 7. Landuse

6. Next Steps

This scoping report has been/will be reviewed by South Oxfordshire District Council as the local planning authority before being sent for formal consultation as required by the Directive, which includes seeking the views of the following statutory bodies:

- The Environment Agency
- Natural England
- English Heritage/ Historic England

In addition, the Baldons NDP steering group will consult:

- Neighbouring parishes
- Other local groups and bodies that have environmental, social and economic interests and expertise.
- Local residents. businesses and stakeholders as part of the NDP communications strategy

Comments will be recorded, analysed and presented in the Sustainability Appraisal Report.

APPENDIX 1: Relevant Policies and Programmes

Documents assessed in the review of the Policy Context for key messages were:

Policy, Plan or Programme	Description
European/International	
Kyoto Climate Change Protocol, 1997 and subsequent 2015 Paris agreement on climate change	Aims to keep global average temperature below 2 degrees Celcius and aim to keep it below 1.5 degrees Celcius by reducing emissions, and to mitigate impacts of climate change
The European Directive on the Conservation of Natural Habitats and of Wild Fauna and Flora (The Habitats Directive) 1992	Relevant objectives of the Directive are: a. to contribute towards ensuring biodiversity through the conservation of natural habitats and of wild flora and fauna (note there are no Special Areas of Conservation or Special Protection Areas in Steventon)
European Sustainable Development Strategy, May 2001	Objectives and priorities focus on: a. limiting climate change and increasing the use of clean energy b. addressing threats to public health c. combating poverty and social exclusion d. dealing with the economic and social implications of an ageing population e. managing natural resources more responsibly f. improving the transport system and land use.
The European Directive on Ambient Air Quality Assessment and Management (The Air Quality Framework Directive) 1996, and subsequent Air Quality Directive (2008/50/EC) June 2008	Relevant objectives are to maintain ambient air quality where it is good and improve it in other cases.

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European Commission Thematic Strategy for Soil Protection, 2006	<p>The main objectives of this strategy are:</p> <p>a. preventing further soil degradation and preserving its functions: • When soil is used and its functions are exploited, action has to be taken on soil use, • Management patterns, and • When soil acts as a sink/receptor of the effects of human activities or environmental phenomena, action has to be taken at source.</p> <p>b. restoring degraded soils to a level of functionality consistent at least with current and intended use, thus also considering the cost implications of the restoration of soil.</p>
The European Water Framework Directive, 2000	The overarching objective is ensuring sustainable water use, including both surface and ground water resources. River Basin Management Plans' summarise the actions required in order to meet the objectives of the Water Framework Directive.
Convention on Biological Diversity, 1992	Objectives are: a. conservation of biological diversity b. sustainable use of its components c. fair and equitable sharing of the benefits arising from the use of genetic resources.
National	
The National Planning Policy Framework (2012) & National Planning Practice Guidance (2014) (DCLG)	'presumption in favour of sustainable development', which 'should be seen as a golden thread running through both plan-making and decision-taking'
National Heritage Protection Plan Historic England 2012/13	<p>Includes info on local planning processes for proactive and positive local heritage management. Info on connecting communities producing Neighbourhood Plans with local museums and Record Offices</p> <p>Link to Building in Context website: a toolkit that helps local authorities, developers and communities to enhance new development proposals so that they respond well to the historic area, local context and wider surroundings</p>
County	
Connecting Oxfordshire: Local Transport Plan 4 2015 – 2031 (2015)	<p>Connecting Oxfordshire is our new Local Transport Plan (LTP4) setting out our proposed transport solutions for the county up to 2031, ...we have a huge challenge to enable people to make the journeys they need to as the population grows, and avoid damage to the economy caused by severe congestion, as well as to protect the environment.</p> <p>Over-arching transport goals: ☐ To support jobs and housing growth and economic vitality; ☐ To reduce transport emissions and meet our obligations to Government; ☐ To protect, and where possible enhance Oxfordshire's environment and improve quality of life; and ☐ To improve public health, air quality, safety and individual wellbeing</p>
Water Resources Management Plan 2015-2040 (Thames Water) & River Basin Management Plan – Thames River Basin District (2009) (Environment Agency)	Sets out TW's plan to maintain the balance between supply and demand for water over a 25-year period. EA's Thames River Basin Management Plan aims to protect biodiversity and ecosystems and show how it is adapting to climate change
Oxfordshire's Biodiversity Action Plan 2015-2020 (Oxfordshire County Council) (2015)	Conserving biodiversity for Oxfordshire's wildlife and people. The need for biodiversity action planning and protection of the main biodiversity hotspots in the county.

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Thames (2014) & Cherwell, Thame and Wye Catchment Abstraction Licensing Strategies (2012) (Environment Agency)	Strategies to ensure water availability within the Thames Corridor, especially at low flows. Seek to ensure that new development supports greater autonomy of water supply and can manage during periods of low flow.
Drought Plan (2013) (Thames Water)	
Oxfordshire Local Economic Partnership Strategic Economic Plan (March 2014) – due for an update in Sept 2016	Oxfordshire has Europe's largest concentration of multi-million pound science research facilities, underpinning its leading position in advanced engineering, manufacturing and life sciences.
Oxfordshire Rights of Way Management Plan 2015-2025 (2014) (OCC)	Safeguarding Rights of Way and their management.
North Wessex Downs AONB Management Plan 2009-2014 (North Wessex Downs AONB Council of Partners)	Emphasis on AONB Partnerships to protect precious environments. Local communities at the heart of delivery.
Oxfordshire Minerals and Waste Local Plan	
District	
South Oxfordshire Core Strategy (2012) (SODC)	Sets out key elements of the spatial planning framework for the district. The Core Strategy is the key policy document in our Local Development Framework (LDF) which is made up of a number of policy and process documents that will eventually replace the Local Plan 2011.
South Oxfordshire Local Plan 2011 (2006) (SODC)	Sets out the land use strategy for South Oxfordshire and the policies by which planning applications are decided. Saved policies from this Plan remain the most recent adopted policies.
South Oxfordshire Local Plan 2032 - drafts (SODC)	Emerging Plan which sets out the land use strategy for South Oxfordshire to 2032. Preferred Options document being consulted on August 2016.
Interim Sustainability Report on South Oxfordshire Local Plan 2032 Preferred Options (2016) (SODC)	
Local Green Belt Study for South Oxfordshire District Council 14 Sept 2015	The Baldons parish is in the Oxford City green belt. The Local Green Belt Study seeks to assist in identify land which might be potentially suitable for future development without harm to the purposes of the Green Belt and recommends that areas around Berinsfield, Culham Science Park, Grenoble Road and the Wheatley University Campus be considered as insets to be excluded from the green belt.
South Oxfordshire Green Infrastructure Strategy 2011	The Study identifies all the natural green space within the district which includes parks and gardens, accessible natural and semi-natural green space, green links, accessible countryside, registered common land and nature reserves. A high concentration of the SODC's Green Infrastructure is to be found in the north of the Green Belt but a lack of provision elsewhere.

Preliminary Flood Risk Assessment for Oxfordshire 2011 (OCC) & South Oxfordshire District Council and Vale of White Horse District Council Strategic Flood Risk Assessment (2013)

The FRA provides general advice for planners and developers on flood risk and other issues that need to be considered when carrying out development close to watercourses. Built up areas of Steventon are highlighted in the assessment.

General guidance is given for planners and developers to cover all types of development, including: ☐ Permitted development within the Flood Zones and requirements for Flood Risk Assessments (FRAs) and applying the Sequential and Exception Tests ☐ Taking into account other sources of flooding ☐ Surface water runoff and drainage ☐ Making development safe ☐ River restoration and enhancement

☐ Existing watercourses, defences and assets ☐ Developer contributions to flood risk improvements ☐ The WFD and water quality

General advice: If a site within Flood Zone 1 site has been identified by the SFRA as having a known drainage problem, or has experienced flooding from other sources, then a detailed FRA is required... the proposed development should include the appropriate application of sustainable drainage techniques so as to maintain, or preferably reduce the existing runoff and flood risk in the area

Local

Baldons Parish Plan 2011

The Parish Plan sets out priority actions, based on a village -wide survey. These include: enhance village school, additional/ improved local facilities (shop, hall, sports), carbon capture scheme, opposition to any future local developments similar to the Grenoble Road proposals, volunteer transport scheme, address parking issues at school, play area for children. variety of village social events, footpaths/bridleways to be maintained/improved, a new residents' information sheet, publicise the rules of the village green, address traffic speed, provide historical information boards and village maps, cycle path from the villages to Oxford, website, newsletter, small additional amount of housing, depending on need demonstrated, increase police visibility in the Baldons, preserve Conservation Areas, improve communication.

APPENDIX 2: Table of key policy messages, local baseline situation, sustainability Issues, and objectives

Key messages from policy context	Policy documents	Baseline situation	Issues and challenges	Sustainability Objective
ENVIRONMENT/SEA ISSUES				
Biodiversity, flora and fauna				
<p>Conserving biodiversity:</p> <ul style="list-style-type: none"> • Protection of biodiversity • The need for biodiversity action planning • Protection of biodiversity hotspots • Conserve habitats that depend on water. 	<ul style="list-style-type: none"> * EU Habitats Directive * Convention on Biological Diversity * Oxfordshire's Biodiversity Action Plan 2015 (OCC) * SODC core strategy and emerging local plan * National planning policy framework * Thames river basin management plan 	<p>Significant biodiversity in the parish, need to protect, enhance and link existing woodland habitats, hedgerows. Farmland and grassland birds to the south of the Green</p>	<p>Need to protect and enhance Baldons habitats and species.</p>	<p>4. Environment Protection 6. Biodiversity</p>
Population and human health				
<p>Meet housing needs</p> <p>Scale and location of new housing ensuring development is built in the most appropriate locations</p>	<ul style="list-style-type: none"> - NPPF - SODC core strategy and emerging local plan - SODC saved policies (Local Plan 2011) 	?	?	1.Housing

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Cater for ageing population-health, housing Homes should be well designed and easily adapted to the changing needs of residents throughout their lives	<ul style="list-style-type: none"> - SODC core strategy and emerging local plan - SODC saved policies (Local Plan 2011) - EU Sustainable Development Strategy - SODC Green Infrastructure Assessment 	Small houses would enable older people to downsize within the villages	Catering for the needs of an ageing population with suitable design of new housing and community facilities	1.Housing 2. Health and wellbeing 5.Travel	
Promoting healthy community-increased opportunities to meet, safe crime free environment	<ul style="list-style-type: none"> - National planning policy framework - SODC core strategy and emerging local plan - SODC saved policies (Local Plan 2011) 	Low crime Need more village activities (eg evidence in parish plan)	No particular issues	2.Health and wellbeing 5. Travel	
Promote healthy lifestyles and participation in sport/ recreation.	<ul style="list-style-type: none"> - National planning policy framework - SODC core strategy and emerging local plan - SODC saved policies (Local Plan 2011) - SODC Green Infrastructure Assessment 	See Parish Plan	Provide safe routes for pedestrians and cyclists.	2. health and well being 5.Travel	
Soil, water, air					

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Balance supply and demand for water Ensure water availability within the Thames Corridor, especially at low flows.	<ul style="list-style-type: none"> - Water Resources Management Plan 2015-2040 (Thames Water) - River Basin Management Plan – Thames River Basin District (2009) (EA) - Thames (2014) & Cherwell, Thame and Wye Catchment Abstraction Licensing Strategies (2012) (EA) 	No particular issues	No particular issues	--	
Environmental protection- pollution, noise, surface water, groundwater	<ul style="list-style-type: none"> - SODC core strategy and emerging local plan - National planning policy framework - EU Water Framework Directive 	No particular issues	No particular issues	4. Environment Protection 10.Climate change	
New development must follow principles of good design including water and energy efficiency	<ul style="list-style-type: none"> - SOHDC core strategy and emerging local plan - National planning policy framework - Thames river basin management plan - EU Sustainable Development Strategy 		Ensure any development addresses environmental sustainability	4. Environment protection 9.Climate change	
Protect and improve the quality of the land, air and water environments	<ul style="list-style-type: none"> - EU Strategy for Soil Protection - SOHDC core strategy and emerging local plan - Thames river basin management plan 		Ensure any development addresses environmental sustainability	4. Environment Protection 9. Climate change	
Climatic factors					

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All new developments should be energy efficient and acknowledge climate change	<ul style="list-style-type: none"> - SOHDC core strategy and emerging local plan - Kyoto Protocol and 2015 Paris agreement - EU Sustainable Development Strategy 		Ensure any development addresses environmental sustainability	9. Climate change
<p>Mitigation measures</p> <p>Mitigate effects of floods and droughts</p>	<ul style="list-style-type: none"> - Kyoto Protocol and 2015 Paris agreement - VWHDC core strategy and emerging local plan - Oxfordshire's Biodiversity Action Plan 2015 (OCC) - VWHDC core strategy and emerging local plan - National planning policy framework - Thames river basin management plan 	<p>Low flood risk</p> <p>Priority woodlands and wildlife species</p>	Impacts on biodiversity could be serious over time.	<p>4. Environment protection</p> <p>6. Biodiversity</p>
Landscape, material assets, heritage				
Continued protection of the region's biodiversity and enhancement of its landscape and built and historic heritage	<ul style="list-style-type: none"> - SODC core strategy and emerging local plan - SODC saved policies (Local Plan 2011) - National planning policy framework - National Heritage Protection Plan Historic England - SODC Green Infrastructure Assessment 	Conservation Area, Listed Buildings, extensive Village Greens	We need to protect our heritage and village character	<p>3. Landscape</p> <p>7. Heritage</p>

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Preserve the Green Belt to prevent coalescence between settlements.	<ul style="list-style-type: none"> - SODC Local Green Belt Study 2015 - SODC Green Infrastructure Assessment 	No inset areas proposed for the Baldons.	We need to protect our heritage and village character	3. Landscape 7. Land use 8. Heritage
Developments should be aware of impact on AONB	<ul style="list-style-type: none"> - Chilterns AONB management plan 2014-2019 - North Wessex Downs AONB Management Plan 2009-2014 - SODC saved policies (Local Plan 2011) 	No AONB in the parish. The North Wessex Downs AONB is approximately 10km to the south of Marsh Baldon.	Not relevant to the Baldons NDP	--
Preserve open space, green infrastructure, rights of way	<ul style="list-style-type: none"> - National planning policy framework - SODC Green Infrastructure Assessment - SOHDC saved policies (Local Plan 2011) - Oxfordshire Rights of Way Management Plan 	Baldons parish has a wealth of open spaces, some of which are historic in nature. These add greatly to the character of the village and enhance the health and well-being of residents and support biodiversity.	We need to support informal recreation, open spaces and green infrastructure for the well-being of residents, to protect biodiversity and maintain our historic heritage of green spaces.	3. Landscape 7. Land use 8. Heritage
Development on greenfield sites only after consideration of other sites. Use worst quality agricultural land first	<ul style="list-style-type: none"> - National planning policy framework - SOHDC saved policies (Local Plan 2011) 		Development in the designated conservation areas should be sympathetic.	7. Land use 8. Heritage
Development should be located and designed to enable more sustainable use of the region's natural resources	<ul style="list-style-type: none"> - SODC core strategy and emerging local plan - SOHDC saved policies (Local Plan 2011) 		Ensure any development addresses environmental sustainability	9. Climate change

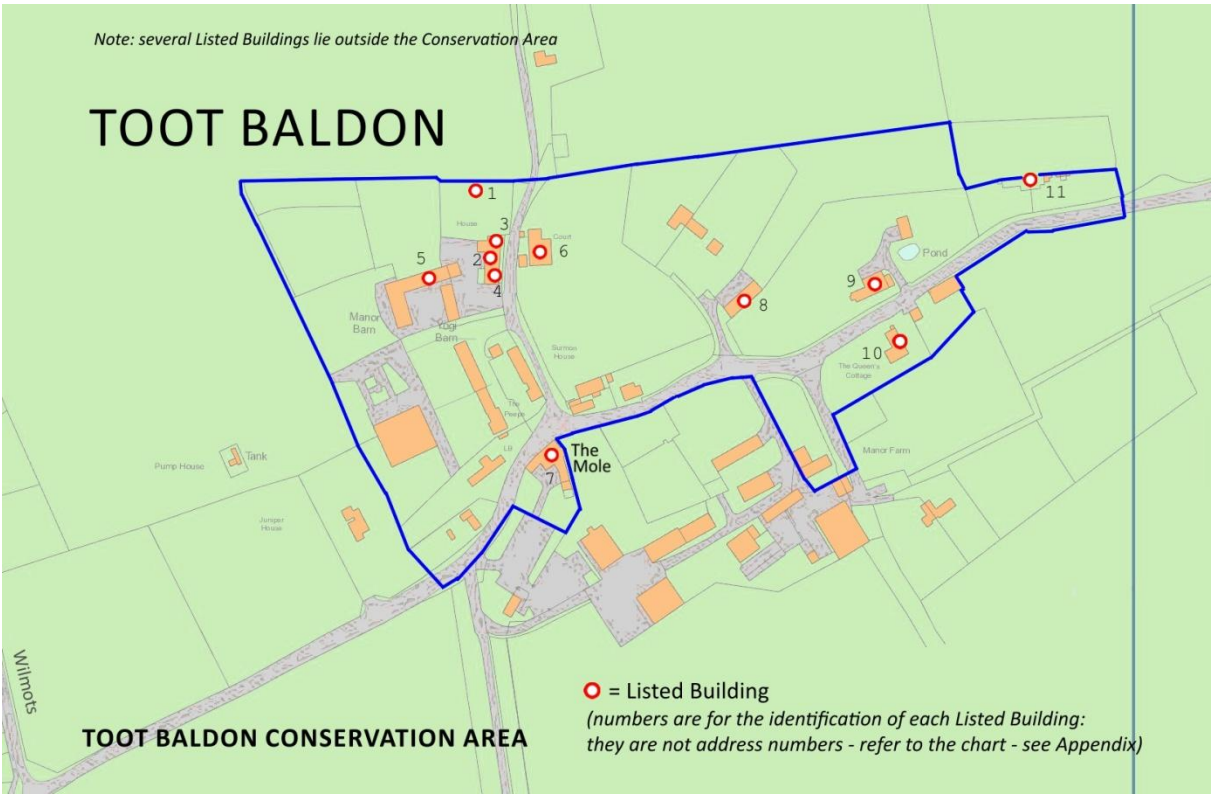
Key messages from policy context	Policy documents	Baseline situation	Issues and challenges	Sustainability Objective
SOCIAL				
Protection of existing services and facilities and provision of new ones Provision and retention of small-scale local leisure facilities	<ul style="list-style-type: none"> - SODC core strategy and emerging local plan - SODC saved policies (Local Plan 2011) - National planning policy framework 	Limited local facilities: need for community shop, school needs improving; poor bus service	Housing development may increase viability of shop, additional local businesses and community facilities.	1. Housing 10. Economy
Encourage public transport, footpaths, cycleways	<ul style="list-style-type: none"> - SODC core strategy and emerging local plan - SODC saved policies (Local Plan 2011) - National planning policy framework - Oxfordshire Local Transport Plan 4 	Parish Plan showed need for cycle/footpath	Maintain existing footpaths and cycle tracks and provide more safe routes for pedestrians and cyclists.	2. Health and wellbeing 5. Travel
Encourage traffic management measures Tailored transport solutions for rural communities Deliver integrated transport improvement programme Improve road safety	<ul style="list-style-type: none"> - National planning policy framework - Oxfordshire Local Transport Plan 4 - Oxfordshire LEP Strategic Economic Plan 	Parish Plan 2011 showed significant concerns over traffic speed and volume. These concerns restated in recent public consultation	Address any potential increase in traffic at peak times due to new development both locally and cumulatively from development in neighbouring areas. Maintain existing footpaths and cycle tracks and provide more safe routes for pedestrians and cyclists.	5. Travel 7. Landuse
New developments need adequate car parking	<ul style="list-style-type: none"> - National planning policy framework - Oxfordshire Local Transport Plan 4 	Parking, especially on the Green, identified in questionnaire as significant issue	Address parking on Green. Ensure new development does not worsen the situation	1. Housing 5. Travel 9. Climate change

Key messages from policy context	Policy documents	Baseline situation	Issues and challenges	Sustainability Objective
ECONOMIC				
The life of the countryside and rural communities should be sustained through economic diversity	<ul style="list-style-type: none"> - Oxfordshire LEP Strategic Economic Plan - SODC core strategy and emerging local plan 2032 - SODC saved policies (Local Plan 2011) 	See evidence base – farms, pubs, people working from home	Support for home working and suitable small businesses.	1. Housing 10. Economy
Ensure sufficient choice of school places	National planning policy framework	Marsh Baldon school capacity if 70 pupils, of which approximately 30% come from the Baldons.	Liaise with School Education Authority	2. Heath and wellbeing
Support measures that ensure young people leave education with skills needed and employers identify skills gap Promote agriculture and land based businesses	National planning policy framework		Encourage small rural businesses	10. Economy
Support the visitor economy Tourism- promote tourism and improve visitor facilities and make more use of historic/cultural attractions	National planning policy framework Thames river basement management plan	See evidence base: local heritage; countryside,	Maintain historic heritage and village character including buildings and green spaces.	8.Heritage
Expand/improve high speed broadband	<ul style="list-style-type: none"> - S Core strategy - National planning policy framework - OxfordshireLEPStrategicEc economic Plan 		Outside scope of Baldons NDP	--

Key messages from policy context	Policy documents	Baseline situation	Issues and challenges	Sustainability Objective
CUMULATIVE IMPACTS				
Strategic sites in the Green Belt eg South of Grenoble Road	The emerging SODC Local Plan 2032	Strategic sites in the Green Belt are excluded from the Local Plan preferred options. If they were to go ahead this would put pressure on traffic through the village.	Possible cumulative impacts on traffic	5. Travel 7. Landuse
Climate change: effects of more storms, floods, temperature extremes	<ul style="list-style-type: none"> - Kyoto Protocol and 2015 Paris agreement - VWHDC core strategy and emerging local plan - Oxfordshire's Biodiversity Action Plan 2015 (OCC) - SODC core strategy and emerging local plan - National planning policy framework - Thames river basin management plan 	See section 3.5.4 above	Ensure any development addresses environmental sustainability and resilience to climate change.	9. Climate change
Possible development to the south east of Oxford	<ul style="list-style-type: none"> - South Oxfordshire Green Belt Review - SODC Local Plan 2032 Preferred Options 	Section 3.9.3.8 above	The cumulative impact of traffic from Oxford and other nearby developments will create a higher volume of traffic for the Baldons on an historic road network that is not safe for large volumes of traffic.	5.Travel 7. Landuse

APPENDIX 3: CONSERVATION AREAS

Toot Baldon Conservation Area:



LISTED BUILDINGS:

TOOT BALDON:

	Listing No:	Listed Building:
1	1047999	Manor House Garden Wall
2	1047998	The Manor House 17 th & 18 th century
3	1048000	Manor House Pair of Gate Piers (north)
4	1285931	Manor House Gate Piers (south)
5	1193978	Manor House Granary
6	1047997	Court House 16 th century
7	1285927	The Crown Public House
8	1368730	Barn Court 17 th century
9	1047995	4 Toot Baldon
10	1285919	5 Toot Baldon & Pump
11	1193940	1 & 3 Toot Baldon, incl Outbuildings
12	1193957	St Lawrence's Church dating from 12 th & 13 th centuries
13	1047996	St Lawrence's Church – 3 x Chest Tombs
14	1193964	St Lawrence's Church Yeat Memorial
15	1368731	St Lawrence's Church Cross
16	1193990	31 Baldon Row
17	1048002	29 Baldon Row
18	1193989	Nos 27 & 28 Baldon Row
19	1048001	Purlin House
20	1048003	Yew Tree Cottage
21	1368732	Thurfield Cottage
22	1193991	Hunter's Gap

MARSH BALDON:

	Listing No:	Listed Building:
23	1048061	Fairoak
24	1048062	Parsonage Farmhouse 17 th & 19 th centuries
25	1193178	Parsonage Farm Barns
26	1193186	The School House
27	1048063	18 & 19 The Green
28	1193224	11 The Green
29	1193192	Queens College Cottage
30	1048064	37 The Green
31	1193201	38 & 39 The Green
32	1048065	Stuart House 18 th century
33	1193207	Leys Cottage
34	1048066	Orchard Cottage
35	1368726	46 The Green
36	1193220	47 The Green
37	1048067	48 The Green
38	1368727	Willoughbys
39	1193225	6 The Green

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40	1048068	Glebe Cottage
41	1368722	Gateways
42	1048055	Wantills
43	1048056	St Peter's Church dating from 14 th & 15 th centuries
44	1368723	St Peter's Church - Gihon Memorial & Railings
45	1048057	St Peter's Church - Pair of Chest Tombs
46	1048059	Baldon House – Stables 18 th century
47	1366113	Baldon House - Barn & Stable Range
48	1368725	Baldon House – Elizabeth Lane Memorial
49	1048058	Baldon House - East & West Wing 16 th , 17 th & 18 th centuries
50	1366109	Court Cottage, Baldon Cottage & Outbuildings
51	1368724	Baldon House – Dovecote
52	1193161	Baldon House Walled Garden
53	1048060	Baldon House - Stone Coffin
54	1286272	Baldon House – Causeway

LITTLE BALDON:

	Listing No:	Listed Building:
55	1368721	Nos 1 & 2 Dairy Cottages

Note: the numbering in the first columns is only for the purposes of identifying the listed buildings on the various maps. The second column shows the Heritage Listing number.

Map 05; Topography

