Planning for the future of Carterton...

**Limited further growth option**

Although planned opportunities for new development remain to be delivered, especially the redevelopment of MOD housing, further significant provision of affordable housing and of infrastructure improvements would be unlikely to happen without developer funding from the further expansion of the town. However, if Carterton does not physically expand, pressure on the landscape and existing infrastructure in the area would be limited.

**Opportunities**
- About 500 additional new homes on areas within the town
- Opportunities remain for new employment development
- Focus on redevelopment of MOD housing and sites within the town
- Limits pressure on existing infrastructure
- Limits impact on the landscape setting of the town, and setting of nearby villages

**Challenges**
- Limited ability to improve infrastructure through developer funding
- Limited further potential for affordable housing provision in the town

**West option**

The area of search lies between Alvescot Road in the south and Alvescot Downs Farm in the north with a narrow country lane linking Shilton and Alvescot villages to the west.

**Opportunities**
- Additional 1,000 new homes including a significant number of affordable homes
- Large development area with potential to support site community facilities, employment development and wider infrastructure improvements
- Relatively close to the town centre, and opportunity to improve access to secondary school and town centre if new crossing of Shill Brook valley provided
- Opportunity to enhance the biodiversity value of Shill Brook valley
- Potential to create a new landscape structure through planting and woodland around new development

**Challenges**
- Physically separated from Carterton by Shill Brook valley
- Need for additional crossing of the Shill Brook valley - an area of nature conservation potential
- Existing flooding problems along the Shill Brook. Need for sustainable urban drainage scheme
- Noise from RAF Brize Norton
- Area in the north close to Shilton Conservation Area
- Need for road improvements to Alvescot Road (B4020) as a minimum
- Witney and Oxford bound traffic would need to pass through Carterton
- Poor pedestrian/cycle access at present
- Area crossed by well used public footpath
- Sewage treatment works and sewer network likely to need upgrading

**North option**

The area of search lies between the parishes of Shilton and Brize Norton between the Shilton Road (B4020) to the west and Burford Road to the east and to the north of the Kilkenny Lane Country Park and proposed link road to connect Shilton Road with Shilton Park.

**Opportunities**
- Additional 1,500 new homes including a significant number of affordable homes
- Large development area with potential to support site community facilities, employment development and wider infrastructure improvements
- Potential to link to pedestrian/cycle infrastructure in Shilton Park and opportunity to improve cycle/pedestrian link along Swinbrook and Burford Roads
- Eastern part of Shilton Lane is less visible in wider views and not part of a gap between Carterton and a village
- Good bus service to Oxford but need for road and pedestrian and cycle improvements. A new link road between Shilton Road and Shilton Park is planned. Land is reserved for a remaining part of the A40 link road but it is as yet unfunded

**Challenges**
- Western part highly visible in wider views and part of the setting of Shilton village and its Conservation Area
- Accessed by narrow country roads only although potential for access from new link road
- Large area within a minerals consultation area and buffer zone for active limestone quarry
- Close to town facilities, bus services and public footpath from the town centre
- Beyond new public park a barrier to integration with the rest of the town
- Well used cycle routes through the area
- Need for sustainable urban drainage scheme
- Sewage treatment works and sewer network likely to need upgrading

This is the least preferred option.