

# *Cherwell* *Local Plan*



**NOVEMBER**  
**1996**

C28 CONTROL WILL BE EXERCISED OVER ALL NEW DEVELOPMENT, INCLUDING CONVERSIONS AND EXTENSIONS, TO ENSURE THAT THE STANDARDS OF LAYOUT, DESIGN AND EXTERNAL APPEARANCE, INCLUDING THE CHOICE OF EXTERNAL-FINISH MATERIALS, ARE SYMPATHETIC TO THE CHARACTER OF THE URBAN OR RURAL CONTEXT OF THAT DEVELOPMENT. IN SENSITIVE AREAS SUCH AS CONSERVATION AREAS, THE AREA OF OUTSTANDING NATURAL BEAUTY AND AREAS OF HIGH LANDSCAPE VALUE, DEVELOPMENT WILL BE REQUIRED TO BE OF A HIGH STANDARD AND THE USE OF TRADITIONAL LOCAL BUILDING MATERIALS WILL NORMALLY BE REQUIRED.

S29 PROPOSALS THAT WILL INVOLVE THE LOSS OF EXISTING VILLAGE SERVICES WHICH SERVE THE BASIC NEEDS OF THE LOCAL COMMUNITY WILL NOT NORMALLY BE PERMITTED.

4.72 The District Council recognises the importance of village services, particularly the local shop and pub, to the local community and will seek to resist the loss of such facilities whenever possible. However, it is also recognised that it will be difficult to resist the loss of such facilities when they are proven to be no longer financially viable in the long term.

H21 WITHIN SETTLEMENTS THE CONVERSION OF SUITABLE BUILDINGS TO DWELLINGS WILL BE FAVOURABLY CONSIDERED UNLESS CONVERSION TO A RESIDENTIAL USE WOULD BE DETRIMENTAL TO THE SPECIAL CHARACTER AND INTEREST OF A BUILDING OF ARCHITECTURAL AND HISTORIC SIGNIFICANCE. IN ALL INSTANCES PROPOSALS WILL BE SUBJECT TO THE OTHER POLICIES IN THIS PLAN.

2.85 The Council has approved a design guide relating to the conversion of farm buildings, which is available from the Department of Development and Property Services. The aim of all successful conversion should be the retention and re-use of an interesting old building, whether or not it is listed as being of architectural or historic interest, and it is essential that conversion proposals fully respect the intrinsic character of the building.