**From:** Tim Screen
**Sent:** 05 July 2018 12:08
**To:** Andrew Lewis
**Subject:** 18/00825/HYBRID - Heyford Park Camp Road Upper Heyford

Andy

Sorry for the delay in response.

There is no doubt that the character of the flying field and its setting to the Bomb stores, etc. will change irrevocably. The question is with the introduction of homes (with future sensitive  residential receptors) to the southern side will the design layout permit woodland to  provide amenity, and mitigation of some of the stark ‘cold war’/ character and climatic extremes. As inspiration the site boundary landscape character-defining shelterbelts of the eastern boundary, the existing tree belt to the southern boundary of the southern bomb store, Kennel Copse near the Northern Bomb Stores, including Ardley Wood to the east are localised characteristics that could be a design layout influence (appropriate tree species permitting) to the northern boundary of the housing, providing the amenity and climate mitigation that is required but also emphasising key views across the flying field and beyond. A key view ‘corridors’ should be considered to inform the design process.

The LVIA is a very comprehensive report and complies with the methodology of GVLIA3, however there a couple of comments from me:

Additional viewpoint analysis should be considered from the periphery of Hampden Square Residential receptors of for both the proposed building height areas 13 m and 18 m high developments. The residential receptor sensitivity will be medium, however the receptors will have to live with this development and any intervening structural planting both existing and proposed will be necessary, structural foundations and soil condition permitting.

I judge that the major (adverse) visual significance of effect are evident with Viewpoint 9  from the PRoW route code 388/7/10. This could be interrupted by warehousing units on the intervening land, if planning consent is given. If this is the case the cumulative harm of both developments will detrimental to the landscape receptor and historical setting. In any case the 18 m high development will require intervening woodland belts to its southern and eastern boundaries, structural building foundations and soil conditions permitting.

Please let me know if you have any questions.

Regards

Tim

**Tim Screen** CMLI

**Landscape Architect**

Cherwell District & South Northants Councils

01295 221862

 01295 221878

mailto:tim.screen@cherwellandsouthnorthants.gov.uk

[www.cherwell-dc.gov.uk](http://www.cherwell-dc.gov.uk)

[www.southnorthants.gov.uk](http://www.southnorthants.gov.uk)

[www.facebook.com/cherwelldistrictcouncil](http://www.facebook.com/cherwelldistrictcouncil)

[www.facebook.com/southnorthantscouncil](http://www.facebook.com/southnorthantscouncil)

Follow us on Twitter: @Cherwellcouncil

Follow us on Twitter : @SNorthantsC

This e-mail (including any attachments) may be confidential and may contain legally privileged information. You should not disclose its contents to any other person. If you are not the intended recipient, please notify the sender immediately.

Whilst the Council has taken every reasonable precaution to minimise the risk of computer software viruses, it cannot accept liability for any damage which you may sustain as a result of such viruses. You should carry out your own virus checks before opening the e-mail(and/or any attachments).

Unless expressly stated otherwise, the contents of this e-mail represent only the views of the sender and does not impose any legal obligation upon the Council or commit the Council to any course of action.



This e-mail (including any attachments) may be confidential and may contain legally privileged information. You should not disclose its contents to any other person. If you are not the intended recipient, please notify the sender immediately.

Whilst the Council has taken every reasonable precaution to minimise the risk of computer software viruses, it cannot accept liability for any damage which you may sustain as a result of such viruses. You should carry out your own virus checks before opening the e-mail(and/or any attachments).

Unless expressly stated otherwise, the contents of this e-mail represent only the views of the sender and does not impose any legal obligation upon the Council or commit the Council to any course of action.