



DCO Submission

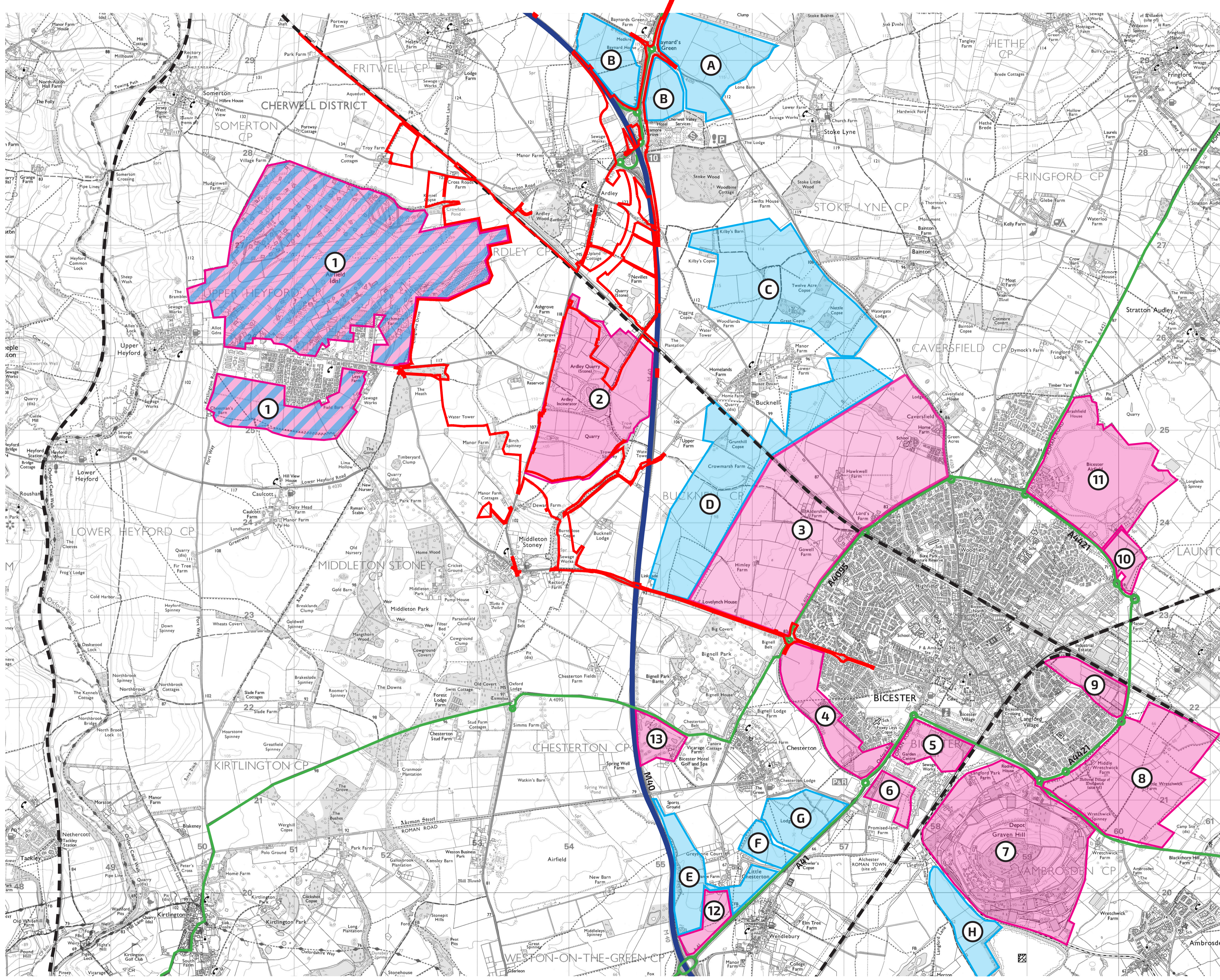
Planning Statement

Appendix 1: Context Plan

Document 5.4A

On behalf of  
Oxfordshire Railfreight Limited

Prepared by FPCR Ltd  
March 2026



- KEY**
- Site Boundary
  - Heyford Park Part Committed, Part Proposed**  
(Former US Air Force base. Existing new village with additional land consented, land also proposed to be allocated and an application for 9000 dwellings). Includes approved residential sites - David Wilson Homes (was Pye Homes) and Richborough - around Camp Road and Chilgrove Drive.
  - Committed Schemes
  - 2 Viridor Energy From Waste, Smiths Quarry and Ardley landfill site
  - 3 NW Bicester (housing allocation)
  - 4 South East Bicester (housing allocation)
  - 5 Bicester Business Park (employment allocation)
  - 6 Bicester Gateway Business Park (employment allocation)
  - 7 Graven Hill (housing and employment allocation)
  - 8 South East Bicester8 (housing and employment allocation)
  - 9 Gavray Drive (housing allocation)
  - 10 NE Bicester (employment allocation)
  - 11 Former RAF Bicester (tourism development allocation)
  - 12 Symmetry Park (permission for Siemens)
  - 13 Great Wolf Resort (Leisure consent)
  - Proposed Schemes
  - A Tritax (employment development application)
  - B Albion Land (employment development application)
  - C Puy du Fou (tourism development application)
  - D NW Bicester (proposed extension to existing housing allocation)
  - E East of M40 J9 (proposed allocation for employment development)
  - F South of Chesterton (proposed allocation for employment development)
  - G Lodge Farm (proposed allocation for employment development)
  - H SW of Graven Hill (proposed allocation for employment development)
  - M40 Motorway
  - A-Roads
  - Strategic Rail Network

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client  
 Oxfordshire Railfreight Limited  
 project  
 Oxfordshire Strategic Rail Freight Interchange,  
 Oxfordshire

title  
 WIDER CONTEXT PLAN