

# Roman Fields, Banbury

## Development update



Issue 2 | Autumn 2024



## Keeping you updated

We wanted to provide you with an update on the development and what you can expect from us over the coming months.

### Overview

- A total of 319 homes to include affordable homes of mixed tenure
- LEAP (Local Equipped Area of Play), sports pavilion, community building, local retail centre, allotments and sports pitches
- Attenuation basin
- Photovoltaic panels (Solar Panels)
- Car charging – All homes started after June 2024 have car chargers

### Site activity

- Roman Fields was opened in September, the roads and sewers works across the site are approx.  $\frac{3}{4}$  complete. We are working on approx. 180 homes currently across the development and our first occupations are due to take place later this year.
- The bat hotel is fully operational, and we are aware that we have had a number of short stay guests, we are not sure yet if anyone has made this their permanent residence.
- The balancing pond is in and is operational, albeit there are minor finishing works to complete
- There are a number of offsite highway improvement works (s278) which we are progressing. The entrance bellmouth into site is now complete and in order to complete this, we have to move a small number of highway streetlights. There are other works such as the footpath to the entrance of the development to the Sainsburys shop. A toucan crossing and an additional length of footpath which we are awaiting on Oxfordshire county council for a roadspace date.

## Timeline

- First completions will be in November 2024
- The delivery of the below items is linked to the number of occupations, starting from when the site is 50% occupied:
- LEAP play area –
- Community building –
- Retail facilities –
- Sports pavilion –
- Sports pitches – will be complete when 50% of the site is occupied
- Allotments



## Managing agent

- A Dandy Wren will be the managing agents for the Vistry development. Website and contact details below;  
<https://adandywren.com/>  
0345 034 0683
- Handover dates yet to be confirmed



## Ecology

- Bats – We had several different types of bats, and we have provided mitigation in the form of a bat hotel to provide the bats a new 5-star luxury home
- Skylarks – A specific type of bird which nests in short grass lane. Areas of the site have been left short to allow the skylarks to nest. Areas of land within the construction zone where they could nest are maintained short to dissuade them from setting up residence
- Hedgehog highways are shown on the fence key plan, these are located within as many gardens as is feasible
- Sparrow terraces, swift boxes and bird homes to be installed on some homes across the development. These are denoted on the fence key plan



## Services

There are no exclusivity agreements for gas and electric, water however is with IWNL (Independent water networks)  
There are no exclusivity agreements for fibre  
The foul pump station and substation is nearing completion and will be fully operational prior to our first home being completed. The build compound has been relocated and is now fully operational  
All off site mains service connections into site have now been completed and we are just waiting for the final on site connections to make these live



# Development layout

## Roman Fields Banbury

- The Yew  
5 bedroom homes
  - The Pinewood  
5 bedroom homes
  - The Ashwood  
5 bedroom homes
  - The Lime  
5 bedroom homes
  - The Maple  
4 bedroom homes
  - The Knightwood  
4 bedroom homes
  - The Aspen  
4 bedroom homes
  - The Mylnewood  
4 bedroom homes
  - The Attwood  
4 bedroom homes
  - The Linwood  
3 bedroom homes
  - The Chestnut  
3 bedroom homes
  - The Spruce  
3 bedroom homes
  - The Jasmine  
3 bedroom homes
  - The Mountwood  
3 bedroom homes
  - The Cypress  
3 bedroom homes
  - The Jasmine SE  
3 bedroom homes
  - The Rowtree  
3 bedroom homes
  - The Harwood  
2 bedroom homes
  - The Holly  
2 bedroom homes
  - The Hawthorn  
2 bedroom homes
  - The Ivy  
2 bedroom bungalows
- Pre-sold homes**
- 1 bedroom homes
  - 2 bedroom homes
  - 3 bedroom homes
  - 4 bedroom homes
- Other symbols:**
- v visitor space
  - ns notification
  - ts bus stop
  - cs cycle store
  - top bin cabinet point



Released	
Reserved	
Exchanged	
Completed	

This plan has been produced for home identification purposes only and is not to scale. The development layout, landscaping and use of all dwellings may be subject to change throughout the course of the development. Details and materials may vary from those shown on the plan. Please check the details of your chosen plot and house type with the sales brochure. Development layout plan shown in blue on plan sheet. Produced by the Vivary Group Design Studio. OSNAD 000001 / 00.14

## How will the development benefit the local community?

Bovis Homes will also support the local community by contributing over £5,800,000 towards:

- Primary Education - £1,395,179
- Public Transport Services - £521,595
- Public Transport Infrastructure - £16,889
- Strategic Transport - £113,054.59
- Secondary Education - £1,897,731
- Burial Site contributions of £11.23 per dwelling - £3,582
- Community Worker - £36,402
- Healthcare contributions of £864 per dwelling - £275,616
- Indoor Sports contributions of £835.95 per dwelling - £266,668
- Public Art - £50,000
- Thames Valley Police - £35,291.34
- Waste Recycling contributions of £111 per dwelling - £35,409

Please be aware that the dates and information provided are correct at time of print and are dependent on a number of factors, including weather, so are subject to change.

Thank you for your patience while the construction work is taking place. We try to keep disruption to a minimum but appreciate it can be noisy and dirty at times so do contact us if you have any questions, or if you'd like to provide any feedback, by emailing:

**Sales queries – [Romanfields.Sales@bovishomes.co.uk](mailto:Romanfields.Sales@bovishomes.co.uk)**  
**Build queries – [Draytonlodge.Build@bovishomes.co.uk](mailto:Draytonlodge.Build@bovishomes.co.uk)**  
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