

Oxford Heritage Asset Register Recommendations

Heritage Asset Nomination	Summary of Consultation Responses	Officer Commentary	Officer Recommendation
<p>New Marston Meadows</p> <p>Riverside meadows located on the eastern side of the River Cherwell between Marston Ferry Road and Mesopotamia. Fields include evidence of ridge and furrow cultivation from the Middle Ages.</p> <p>Meadows are a largely untouched example of riverside flowery meads and pastures linked back several hundred years. The ridge and furrow pattern is indicative of their history and is also key to their ecology and biodiversity. They also provide invaluable green open space for the public.</p> <p>Public Nomination</p>	<p><u>Public Comments</u></p> <ul style="list-style-type: none"> - Thirty responses in favour of the asset being added to the OHAR. - Sixteen further comments were left supporting the nomination. - Five comments advocated for an additional parcel of land (meadow behind Ferry Road) to be added to the OHAR boundary. There has been confusion over whether this belongs within the SSRI boundary. It is currently separated from the rest of the meadows by a modern fence, but historically would have formed part of the wider meadows site. - Ten comments highlighted the site's rich variety of wildlife and biodiversity. The University of Oxford has also recently taken on the management of the land at Park Farm for ecological study and research. - Six comments highlighted the site's importance for mental health, 	<p>New Marston Meadows lies on the boundary with, but outside of, the Central and North Oxford Conservation Areas. It is not located within any conservation areas and is therefore consistent with council policy.</p> <p>It is also an "area" with heritage interest, which is therefore capable of meeting the government definition of a non-designated heritage asset, as set out in the Planning Practice Guidance.</p> <p>The historical significance of New Marston Meadows lies primarily in its "untouched" nature since the 11th Century, when the meadow would have played a vital role in the livelihoods of townspeople & agricultural labourers living within and around Oxford. This is evidenced by the surviving "ridge and furrow" formations which hold archaeological, historic and evidential interest and which has the potential to be used as an educational tool.</p>	<p>Adopt.</p> <p>Approve amendment of boundary to include area behind Ferry Road and Arlington Drive, and omit Park Farm Farmhouse & yard and substation. (See Appendices 2 & 3)</p>

	<p>wellbeing, and importance to the local community.</p> <ul style="list-style-type: none"> - Three comments made reference to the site's hydrological significance, helping regulate flood levels and potential use as an educational tool for water management. - Six comments made reference to the site's historic importance as evidence of an urban Ridge & Furrow site, which has been largely untouched since the 11th Century. This contributes to both the biodiversity as well as the cultural-historic value of the site which is diminishing generally within the countryside as old pasture is converted to other uses. - Two comments called for resistance to urban/built development which would impinge on the open rural character and tranquillity of the floodplain as well as the SSSI. - Three comments highlighted the heritage importance of the site which is often overlooked in favour of Oxford's built heritage. The meadows have been largely untouched since the 11th century and could be used as an 	<p>Whilst evidence of ridge & furrow exists elsewhere within Oxford, the meadows are a remarkable survival so close to Oxford City Centre, resisting development whilst the city has expanded around them. They also form part of the green setting to the Central and North Oxford Conservation Areas as well as contributing to the character of Marston.</p> <p>They are also considered a valuable local asset promoting biodiversity, health & wellbeing and open space close to the city centre. This is recognised in the site's designation as an SSSI. The small section of meadow bounding Ferry Road as well as the section bounding Arlington Drive (see appendices B & C) should also be included within the OHAR nomination boundary.</p> <p>The area is considered to possess a level of significance that is greater than the general positive identified character of the local area and meets all criteria against which OHAR nominations are to be assessed. It is therefore recommended for New Marston Meadows to be adopted onto the</p>	
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	<p>educational tool showing how townspeople & agricultural labourers lived, showing a different side of medieval Oxford beyond the dreaming spires.</p> <ul style="list-style-type: none"> - Two comments were received from partial owners of the site. One was in full support of the nomination. The second recommended some minor changes: the addition of two meadows along the boundaries of Ferry Road and Arlington Drive respectively, and the omission of a substation on Ferry Road and Park Farm farmhouse and yard from the boundaries, as these are not considered to add to the identity, character and aesthetics of the area, nor are part of any historic landscape. Following further investigation into the Farmhouse and yard, it is the officer's opinion that these do not contribute to the historic significance of the area and have been omitted from asset boundaries. 	<p>register which will help draw and to protect it in future.</p>	
<p>Milham Ford School</p> <p>Milham Ford School was a girls' secondary school in</p>	<p><u>Public Comments</u></p> <ul style="list-style-type: none"> - Twenty-Seven responses received 	<p>Milham Ford School lies on the boundary with, but outside of, the Headington Hill Conservation Area. It</p>	<p>Adopt. (no change to boundary)</p>

<p>Oxford, located on Marston Road. The building designed by the City Council's architect, Douglas Murray was completed in 1939. Following the school's closure in 2002, it is now Oxford Brookes University's Marston Road site.</p> <p>It acts as a landmark building within the New Marston area and has significance for its association to its former use as a school and illustrating the development of Marston and the wider community. It also has aesthetic value which makes a significance contribution to the character of Marston.</p> <p>Public Nomination</p>	<p>in favour of the asset being added to OHAR. One response objected.</p> <ul style="list-style-type: none"> - Eleven further comments were left supporting the nomination. One objection comment was received which instead called for only the front elevation to be added to the OHAR. <p>Summary of public comments:</p> <ul style="list-style-type: none"> - This building is one of few remaining from a generation of schools built in the late 1930s. Most others have been knocked down or are no longer "suitable for purpose." - The building is important as an expression of the priority given to education by the city council in the 1930s and the education of girls in the Oxford area. - The building has architectural importance as a physical expression of civic pride, as a landmark building within the mostly residential New Marston/Marston area and as a fundamental contributor to the pre 1939 aspirational architecture along the central axis of New Marston. - The site is important as 	<p>is not located within any conservation areas and is therefore consistent with council policy.</p> <p>As a building, it is capable of meeting the government definition of a non-designated heritage asset, as set out in the Planning Practice Guidance.</p> <p>Milham Ford School has historic and architectural interest, particularly as an illustration of changes to the national education system after World War II, and as a resource for understanding the history of Marston and the wider community. It is also evidence of the "priority given to education by the city council in the 1930s." It also serves as a landmark building along Marston Road, contributing to its character.</p> <p>With regards to the objection comment which advocates for only listing the front (western) façade, it is acknowledged that the building has undergone various unsympathetic alterations over the years. The objection notes that the quadrangle layout of the school, whilst largely intact, does not represent a particularly rare iteration of this form and is not enough to warrant local listing.</p>	
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	<p>open/green space within the city offering pockets of biodiversity including cowslips in the spring, rare orchids in June and a variety of wildlife within the pond. This also contributes to its importance to the local community.</p> <ul style="list-style-type: none"> - One objection submitted on behalf of the owners highlighted that the former Milham Ford School has been altered and extended significantly, compromising its architectural integrity, historical significance and diminishing its authenticity. It does not consider the nominated asset to make a positive contribution to the character of the local area. It also argues that its communal value has diminished since the school's closure in 2002 and its conversion to university use, with the surrounding open space now contributing to most of its communal value. It is suggested that the scope of the listing is reduced to only include the front (eastern) block which retains the most original 1938 fabric and architectural integrity, and also remains a visible landmark within the area. 	<p>However, the layout of the school around the central quadrangle is important in reflecting the original architectural vision of the site. By omitting all but the front façade, a substantial part of the architectural significance and original planform of the school is overlooked.</p> <p>The objection also notes that the school's founding, its transformation from a grammar school to a comprehensive, and its eventual closure, are all reflective of wider national trends in educational policy, rather than representing a distinct or exceptional historical narrative. However, it can be argued that the asset is evidence of how these nationwide trends manifested in Oxford itself (in the same way that Tumbling Bay and Longbridges are evidence of how national trends around leisure and outdoor swimming manifested in Oxford).</p> <p>The objection further states that the site's communal value, contribution to Oxford's identity, and its integrity were minimal and/or not enough to warrant its addition to the OHAR. However, the officer considers the combination of</p>	
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		<p>the asset's importance in illustrating changes to the national education system after World War II, as a resource for understanding the history of Marston, as evidence of the "priority given to education by the city council in the 1930s" and as a landmark building along Marston which is evidently cherished by local residents for its aesthetic contribution to the area is enough to warrant its inclusion on the list. The building is considered to possess a level of significance that is greater than the general positive identified character of the local area and meets all criteria against which OHAR nominations are to be assessed. It is therefore recommended that the asset be adopted onto the OHAR as-is.</p>	
<p>St Andrews CofE Primary School, London Road, Headington</p> <p>St Andrews CofE Primary School has served Headington since 1894. It continues to have an important presence in the local community, with a</p>	<p><u>Public Comments</u></p> <ul style="list-style-type: none"> - Four responses received in favour of the asset being added to OHAR - No further comments were left. 	<p>St Andrews CofE Primary School lies on the boundary with, but outside of, the Old Headington Conservation Area. It is not located within any conservation areas and is therefore consistent with council policy.</p> <p>As a building, it is capable of meeting the government definition of a non-</p>	<p>Adopt.</p>

<p>strong link to the parish church of St Andrew's in Old Headington.</p> <p>The oldest parts of the existing school building were built in 1894 at a time when Headington was starting to rapidly grow.</p> <p>The façade is a good example of a late Victorian school building, and it is an important educational and cultural asset for Headington as well as a familiar landmark which positively contributes to the character of the area.</p> <p>Public Nomination</p>		<p>designated heritage asset, as set out in the Planning Practice Guidance.</p> <p>St Andrews CofE Primary School has historic and architectural interest as a good example of a late Victorian school building which also illustrates the rapid growth of Headington. It is a locally valued asset having taught generations of children within Headington and is also a landmark building Headington and is a valued asset to the local community.</p> <p>The building is therefore considered to possess a level of significance that is greater than the general positive identified character of the local area and meets all criteria against which OHAR nominations are to be assessed. It is therefore recommended for adoption onto the register.</p>	
<p>Tumbling Bay Bathing Place</p> <p>Tumbling Bay is the oldest remaining open bathing place within Oxford, opened in 1853, with physical ties to its former use. Much of its structure remains in good condition</p>	<p>Oxford Preservation Trust supported this application.</p> <p><u>Public Comments</u></p> <ul style="list-style-type: none"> - Fifty-Seven responses received in favour of the asset being added to OHAR. 	<p>Tumbling Bay is not located within any Conservation Areas and is therefore consistent with council policy.</p> <p>Considered a “place” with heritage interest, it is capable of meeting the government definition of a non-designated heritage asset, as set out in</p>	<p>Adopt.</p>

<p>beside the north bank of one of the pool areas, which is subsiding, prompting the nomination.</p> <p>It acts as a “rare remainder” of the 1846 Baths & Washhouses act and also has historic significance both as the site women were first officially permitted to bathe in the Thames free of charge, and as a site for working-class heritage. It also represents history of open-water swimming and history of leisure in Oxford.</p> <p>The site was officially decommissioned in 1990 but has remained popular among local residents ever since. It has been part of local social life, leisure and physical life for over 170 years.</p> <p>Public Nomination</p>	<ul style="list-style-type: none"> - Twenty-nine further comments were left supporting the nomination. <p>Summary of Public Comments</p> <ul style="list-style-type: none"> - The asset is important to the local community- not just for swimmers & exercise but as a place of gathering, for families with young children, for walking, picnics and exposure to the outside world. - The asset is important for physical, mental & emotional health for local residents of all ages as a place to swim, walk and be in nature. One comment particularly highlighted its importance during lockdown. - The site has historic importance as evidence of Oxford’s rich cultural heritage and tradition, the history of Oxford’s working class and the history of open water swimming in Oxford. It is also still important in living memory for many residents who learnt to swim there as children. - The asset is important as a space which can be enjoyed free of charge and is accessible to everyone. - It has importance as a green open 	<p>the Planning Practice Guidance.</p> <p>Tumbling Bay has historic interest as an illustration of Oxford’s leisure and cultural history, working class history and women’s history, and more broadly as an illustration of open water swimming in the 19th and 20th Centuries in Oxford and more widely. It can also be considered an increasingly rare building typology as one of the few remaining public bathing places within Oxford which has retained physical remnants of its former use. It also has strong community value today.</p> <p>The place is therefore considered to possess a level of significance that is greater than the general positive identified character of the local area and meets all criteria against which OHAR nominations are to be assessed. It is therefore recommended for adoption onto the register.</p>	
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	<p>space close to the city centre, which is good for wildlife, offers views to St Barnabas Church and offers a quiet & relaxing environment.</p> <ul style="list-style-type: none"> - Several comments called for the investment in and restoration of Tumbling Bay (and Long Bridges) as officially recognised public bathing places, and one comment called for the improvement of water quality in the Thames. - One comment highlighted the site's importance as a thoroughfare for barges and other craft for centuries before Tumbling Bay, and also mentioned the ferry service across the Thames which provided access for the children of Jericho until 1955 which contributes to its historic significance. - Two comments highlighted the importance of the asset in the face of the growing threat of climate change: both as a place of respite during increasingly hot summers, and as an "ecosystem gift" becoming more important during drought periods. 		
Slade Camp, Headington	Oxford Preservation Trust supported this	Slade Camp is not located within any	Adopt.

<p>The former Slade Camp is located in Headington immediately south of Wood Farm. The plot was granted to the Cowley Barracks during the Second World War and the facility consisted of an array of small huts, with a large central parade square.</p> <p>In 1948 the camp became demilitarized with cabins converted into temporary accommodation, housing people who had lost their homes as a result of the conflict.</p> <p>The site was bisected in 1959 by the construction of the Eastern Bypass, with part being redeveloped and part left undeveloped, leaving scars of the former camp.</p> <p>The site's significance is largely historic, documenting a broad narrative of urban life spanning pre-war to post-war and exhibiting the societal</p>	<p>application.</p> <p><u>Public Comments</u></p> <ul style="list-style-type: none"> - Fourteen responses received in favour of the asset being added to OHAR. - Seven further comments were left supporting the nomination. <p>Summary of public comments</p> <ul style="list-style-type: none"> - The area shows tangible evidence of Army roots within Oxford - The site is also important beyond its links with the army, as an important part of the story of Oxford's post-war housing problems and regeneration, and the innovative ways in which the Council tried to address these issues. - The site has importance to the local community, as an area used by many people, from dog walkers to runners. The site also remains important to those who once lived there, with memories shared on dedicated social media groups. - Two comments highlighted the site's accessibility, with a disabled accessible route being the only viable place for wheelchair access 	<p>Conservation Areas. The site lies partially within the jurisdiction of Oxford City Council and partially within the South Oxfordshire District Council Boundaries. This nomination only concerns the area situated within OCC's jurisdiction.</p> <p>Considered an "area" with heritage interest, it is capable of meeting the government definition of a non-designated heritage asset, as set out in the Planning Practice Guidance.</p> <p>Slade Camp has historic and archaeological interest, as a broad narrative of urban life spanning pre-war to post-war. Physical evidence remains of the area's former uses as both a military base and post-war housing for displaced people.</p> <p>The area is therefore considered to possess a level of significance that is greater than the general positive identified character of the local area and meets all criteria against which OHAR nominations are to be assessed. It is therefore recommended for adoption onto the register.</p>	
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<p>needs of the respective periods. It forms a significant part of the surrounding communities' cultural history and identity of the area.</p> <p>Public Nomination</p>	<p>on Shotover.</p> <ul style="list-style-type: none"> - The asset is importance as a green open space and area for wildlife, and for physical and mental health. - One comment noted that a project to capture the memories of those who once lived at Slade Camp, and to 'rediscover' the social history of the site is underway 		
<p>The Kilns, Lewis Close, Headington</p> <p>The Kilns is a Bungalow with an added upper storey located in Lewis Close in Headington Quarry. It was built on the site of a former brickworks in 1922, giving the bungalow its name.</p> <p>The historic and cultural significance of the building derives from its sale to Clive Staples Lewis, British writer, literary scholar, and Anglican lay theologian, in 1930. The house and its surrounding gardens are attributed with inspiring much of Lewis's literature, most famously the Chronicles of Narnia.</p>	<p>Oxford Preservation Trust supported this application.</p> <p><u>Public Comments</u></p> <ul style="list-style-type: none"> - Ten responses received in favour of the asset being added to OHAR. - Three further comments were left supporting the nomination. <p>Summary of public comments</p> <ul style="list-style-type: none"> - The Kilns has importance as a significant international visitor attraction along with bringing financial benefits to Oxford 	<p>The Kilns is not located within any Conservation Areas and is therefore consistent with council policy.</p> <p>As a building, it is capable of meeting the government definition of a non-designated heritage asset, as set out in the Planning Practice Guidance.</p> <p>The Kilns has historic and aesthetic interest, mainly deriving from the building's connection with C.S. Lewis: British writer, literary scholar, and Anglican lay theologian who is internationally renowned, particularly for The Chronicles of Narnia. It benefits the local community and is used as a site of cultural pilgrimage and Christian study centre.</p> <p>The building is therefore considered to</p>	<p>Adopt.</p>

<p>The building is currently under the ownership of the C. S. Lewis Foundation, and has been restored to its former 1930's appearance for use as a site of cultural pilgrimage and Christian study centre.</p> <p>Public Nomination</p>		<p>possess a level of significance that is greater than the general positive identified character of the local area and meets all criteria against which OHAR nominations are to be assessed. It is therefore recommended for adoption onto the register.</p>	
<p>Parish Church of St Mary, Bayswater Road</p> <p>The church was built in 1958 and possesses historic associative value as it was designed by Nugent Cachemaille-Day, a renowned British architect of the mid-20th century who was a leading exponent of Expressionist architecture and who designed some of the most revolutionary 20th-century churches in the country, many examples of which are nationally designated at Grade II and II*.</p> <p>The building is of considerable architectural merit, which</p>	<p><u>Public Comments</u></p> <ul style="list-style-type: none"> - Four responses received in favour of the asset being added to OHAR. - Two further comments were left supporting the nomination. - Comments highlighted the church's importance as a focal point for the community. 	<p>The Parish Church of St Mary is not located within any Conservation Areas and is therefore consistent with council policy.</p> <p>As a building, it is capable of meeting the government definition of a non-designated heritage asset, as set out in the Planning Practice Guidance.</p> <p>The Parish Church of St Mary has historic, architectural and aesthetic interest. Its historic interest mainly derives from its association to notable British architect Nugent Cachemaille-Day, a renowned British architect of the mid-20th century who was a leading exponent of Expressionist architecture, as well as the building's association to the construction of the</p>	<p>Adopt.</p>

<p>derives from the simplicity and purity of its form, its restrained material palette and its monolithic form and triangulated buttresses interspersed by repeated long, vertical openings.</p> <p>The Church was built to serve the Sandhills and Barton Estates, new housing estates constructed on the edge of Oxford to address the huge population growth that occurred in the Headington district in the 1920s.</p> <p>Internal Nomination</p>		<p>Sandhills and Barton Estates on the edge of Oxford- built to address population growth in the 1920s.</p> <p>Its architectural interest derives from its simplistic and pure architectural form, restrained material palette and monolithic form. It serves as a focal point for the community and can be considered a landmark building within the area.</p> <p>The building is therefore considered to possess a level of significance that is greater than the general positive identified character of the local area and meets all criteria against which OHAR nominations are to be assessed. It is therefore recommended for adoption onto the register.</p>	
<p>Long Bridges Bathing Place</p> <p>Long Bridges Bathing Place is one of few remaining nineteenth century bathing places in Oxford which retains physical reminders of its past. It is located just north of Donnington Bridge</p>	<p><u>Public Comments</u></p> <ul style="list-style-type: none"> - Thirty-one responses received in favour of the asset being added to OHAR. - Nineteen further comments were left supporting the nomination. <p>Summary of public comments</p> <ul style="list-style-type: none"> - The asset is important to the local 	<p>Long Bridges Bathing Place is not located within any Conservation Areas and is therefore consistent with council policy.</p> <p>Considered a “place” with heritage interest, it is capable of meeting the government definition of a non-designated heritage asset, as set out in the Planning Practice Guidance.</p>	<p>Adopt.</p>

<p>Road, on a side stream of the River Thames.</p> <p>Alongside Tumbling Bay, Long Bridges was another (slightly later) designated bathing place. It also acts as a “rare remainder” of the 1846 Baths & Washhouses act passed by parliament and also has historic significance as a site for working-class heritage, an illustration of the history of open-water swimming and the history of leisure in Oxford.</p> <p>At its peak, the area would have had changing rooms & WCs, bathing huts, steps, ladders and perhaps diving boards. The area was closed at the end of the 1980s but is still used today for leisure and as a gathering place by the local community.</p> <p>The interest in Long Bridges, like at Tumbling Bay, lies in its ability to illustrate past leisure and bathing practices in Oxford, as well as a</p>	<p>community- as a place for community cohesion between different groups of different ages, socioeconomic backgrounds, cultural backgrounds etc. for both swimming and gathering</p> <ul style="list-style-type: none"> - It is also highly accessible and is a place with huge social benefits for lesser affluent Oxford communities and a place which can be accessed free of charge. - The site has substantial historic importance as evidence of Oxford’s rich cultural heritage and tradition, the history of Oxford’s working class and the history of open water swimming in Oxford- a tradition which is continued today. - The area is important for physical and mental health & wellbeing, and as a green open space close to the city centre. - Physical reminders of the bathing place still exist, such as bases for the changing rooms and pillars for the filter nets. - The site is unique as one of the only places on the stretch of the Thames/Isis between Kennington Meadows and Folly Bridge where it’s possible for groups of people to gather and enjoy the river without 	<p>Long Bridges has historic interest as an illustration of Oxford’s leisure and cultural history, working class history and more broadly as an illustration of open water swimming in the 19th and 20th Centuries. It can also be considered an increasingly rare building typology as one of the few remaining public bathing places within Oxford which has retained physical remnants of its former use. It also has strong community value today.</p> <p>The place is therefore considered to possess a level of significance that is greater than the general positive identified character of the local area, and meets all criteria against which OHAR nominations are to be assessed. It is therefore recommended for adoption onto the register.</p>	
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<p>community asset today for people from all backgrounds.</p> <p>Internal Nomination</p>	<p>being right next to the busy tow path</p> <ul style="list-style-type: none"> - Two comments called for the investment in and restoration of Long Bridges (and Tumbling Bay) as officially recognised public bathing places. - One comment submitted by the Iffley Fields Resident's Association brought attention to a current project underway hoping to fulfil Longbridges as a Designated safe swimming area for all, and one comment highlighted the active community groups dedicated to restoring and maintaining the site, ensuring that the asset continues to enhance the local character and identity. 		
<p>Henry & Joyce Collins' Oxford Mural</p> <p>Henry and Joyce Collins are renowned for their collaborative murals, which exist still throughout the country. The Cowley Shopping Centre mural was commissioned by Sainsbury's in 1976/77 and celebrates the industrial development of</p>	<p>Oxford Preservation Trust supported this application.</p> <p><u>Public Comments</u></p> <ul style="list-style-type: none"> - Eleven responses received in favour of the asset being added to OHAR. - Five further comments were left supporting the nomination. One additional comment was received 	<p>Henry & Joyce Collins' Oxford Mural is not located within any Conservation Areas and is therefore consistent with council policy.</p> <p>It can be considered a monument which can meet the government definition of a non-designated heritage asset, as set out in the Planning Practice Guidance.</p> <p>The Mural has historic and</p>	<p>Adopt.</p>

<p>Oxford.</p> <p>Depictions of agricultural scenes and mechanical innovations are identifiable as uniquely 'Oxford'. Coloured glass mosaics add colour to the pieces highlighting images of the Grove Allen Hydraulic Crane, and the brown Austin-Morris Princess, an identifiably 70's car, though also both intrinsically 'Oxford'.</p> <p>Public art from the 20th century is a rare sight in Oxford, and so this piece is a rare example of brutalist concrete public art in Oxford. Its depiction of the industrial history of the city also gives an insight into the less celebrated modern history of the city, whilst being instantly identifiable as a piece of artwork from the 70's.</p> <p>Public Nomination</p>	<p>from owners neither objecting nor supporting the nomination.</p> <p>Summary of Public Comments</p> <ul style="list-style-type: none"> - The mural has importance as a public record of the industrial history of Cowley, distinct from Oxford and not just about Morris Motors. - The mural is part of a series commissioned by Sainsbury's (c. 1969) which is indicative of the public spiritedness of some retailers in this period who wished to make a positive contribution to the environment and heritage of the places in which they operated - The asset is also a celebration of the working-class population of Oxford and their contribution, which is often overlooked within Oxford heritage. - The asset has aesthetic value, bringing colour, quality design, craftsmanship, interest, and an interesting historical narrative to an area which has suffered from unsympathetic alterations. - One comment called for the national listing of the mural. - One comment voiced concerns over the potential damage/removal 	<p>aesthetic/artistic interest, both for its relation to renowned artists Henry & Joyce Collins and is rare as a piece of public art dating from C20 in Oxford. Its celebration of a less-well-known aspect of Oxford's industrial heritage contributes to its significance and it also adds aesthetic interest to an area which has suffered from unsympathetic alterations.</p> <p>It is acknowledged the mural sits within a designated redevelopment site (Templar's Square) and it is likely to be relocated as part of the development. This should not impact the decision to include the mural on the OHAR, and any potential relocation in the future should be subject to correspondence with planning and heritage officers as part of a formal planning application.</p> <p>The mural is considered to possess a level of significance that is greater than the general positive identified character of the local area and meets all criteria against which OHAR nominations are to be assessed. It is therefore recommended for adoption onto the register.</p>	
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	<p>because of changes at Cowley Centre.</p> <ul style="list-style-type: none">- A letter submitted by CBRE on behalf of Oxford Re Value Investments (ORVIL) brought attention to the Templar's Square Site's designation for comprehensive redevelopment in Oxford City Council's (OCC) adopted Local Plan (2020), as per Local Plan Site Allocation policy SP3 (Cowley Centre) and Area of Change Policy AOC2 (Cowley Centre Area of Change). Whilst OVRIL is fully appreciative of the reasoning for nomination of the Mural and would welcome its retention, it was highlighted that there is a strong possibility that the Mural may not be capable of being retained in situ due to redevelopment, and it was requested that there is a shared understanding that the Mural would be retained, refurbished and re-located within any development proposal to ensure that it continues to be celebrated. Any decision to re-locate the Mural would be undertaken following a comprehensive consultation with		
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	the relevant stakeholders and Oxford City Council's Heritage Officers.		
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