**From:** Public Access DC Comments   
**Sent:** 28 November 2018 12:22  
**To:** Public Access DC Comments  
**Subject:** Comments for Planning Application 18/01894/OUT

Planning Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 12:21 PM on 28 Nov 2018 from Mr John Perriss.

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| **Application Summary** | |
| **Address:** | OS Parcel 4300 North Of Shortlands And South Of High Rock Hook Norton Road Sibford Ferris |
| **Proposal:** | Outline planning permission with all matters reserved for up to 25 dwellings with associated open space, parking and sustainable drainage |
| **Case Officer:** | Bob Neville |
| [Click for further information](https://www.publicaccess.cherwell.gov.uk/online-applications/centralDistribution.do?caseType=Application&keyVal=PHIYO0EMG7H00) | |

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| **Customer Details** | |
| **Name:** | Mr John Perriss |
| **Email:** |  |
| **Address:** | West Town House, Woodway Road, Sibford Ferris OX15 5RF |

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| **Comments Details** | |
| **Commenter Type:** | Neighbour |
| **Stance:** | Customer objects to the Planning Application |
| **Reasons for comment:** |  |
| **Comments:** | I most strongly object to this proposed development on several grounds:  It is against both the needs and expressed wishes of the village. The Local Plan completed in 2012 surveyed 346 households in both parishes, Gower and Ferris. It achieved an 83% response rate .Villagers overwhelmingly desired to see 1/2 bedroom houses for first time buyers, 3 bedroom family homes and sheltered accommodation for the elderly. These to be in small groupings and spread throughout both parishes. 10 units was the most popular maximum number.  The size of the development both in acreage and number of houses is disproportionate to the existing size of the village. Increasing it by 15%-20%. Such a development in a rural greenfield site on Grade 2 agricultural land is not consistent with Cherwell's declared development policies.   The mix of housing has too many large detached houses relative to the expressed needs of the community.  It will create a dangerous precedent for adjoining future development as it will land lock two adjoining fields which will effectively become unviable for farming.  Village infrastructure is inadequate to deal with the size of the village now. The sewer is an inadequate size, water pressure has repeated problems during the summer, there are poor public transport links and the roads are inadequate and in a poor state of maintenance.   The development is not demand driven as Cherwell has already met its housing needs for the rural areas.  Its impact on the landscape would be adverse. It is a very open site with few trees . The views to the site from the hills in the west and north west would expose the urban like rawness of a new housing estate.   This development should be rejected a speculative development for entirely commercial reasons dressed in a cloak of community benefit and eco friendliness. Contrary to the village's expressed needs and desires it places greed before need. |

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