

Comment for planning application 23/00977/OUT

Application Number	23/00977/OUT
Location	OS Parcel 9195 North Of Claydon Road Cropredy
Proposal	Outline Planning Application (except for access) for residential development of up to 60 dwellings (Use Class C3) including a community facility, new vehicular and pedestrian access off Claydon Road, public open space and associated landscaping, earthworks, parking, engineering works and infrastructure
Case Officer	Katherine Daniels
Organisation Name	
Name	Clive Dunn
Address	19 Station Road, Cropredy, Banbury, OX17 1PS
Type of Comment	Objection
Type	neighbour
Comments	<p>I am commenting upon the Amended Plans relating to this Application which were notified in correspondence dated 22 November 2023 and specifically in regard to the proposed GP Surgery development. My original comments Objecting to the Application remain unaltered and the following comments should be considered additional.</p> <p>I OBJECT to the proposed GP Surgery for the following reasons:</p> <ol style="list-style-type: none">1. I consider that the future development of the GP Surgery and the building of 60 new dwelling should be considered as independent matters. The GP Surgery is an enterprise which must seek funding for any modification or expansion to its healthcare offerings through conventional channels. A decision on the building of new dwellings should not be influenced by the enticement of a facility such as a GP Surgery; I consider it to be a form of veiled deception. Furthermore, there is no guarantee that the occupation of a new surgery as intended would be within the affordability of the Cropredy Surgery partnership resulting in delays, disputes and the need for a considerable increase in the number of patients to fund the shortfall. There are examples of such situations which have developed elsewhere involving the small-scale construction of dwellings linked to community facilities.2. The visual amenity of the proposed GP Surgery is incongruous with the historical, small village character of Cropredy. The three multi-height adjoining blocks of differing architecture having stark angular lines and a distinctly modern visual impact is out of keeping with the character of the village. Furthermore, the combination of white rendered surfaces, expansive glass panels and vertical cladding does not blend with vast majority of other structures in the locality. Being situated on the periphery of Cropredy should not be sufficient reason for the introduction of architectural design of this type. <p>In summary, the future needs of the Cropredy Surgery should not be a consideration in the Application decision making. How Cropredy Surgery meets the future needs of its patients is for the GP partnership to determine and deliver independently of any dwelling development. The proposed GP Surgery fails to make any attempt to blend into and thereby preserve the small village character of Cropredy.</p>
Received Date	24/11/2023 12:21:19
Attachments	