

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	Jo Samways
Address	17 Kyetts Corner,Cropredy,Banbury,OX17 1JW
Type of Comment	Objection
Type	neighbour
Comments	<p>I am writing to object and to comment on the recent additional plans for the Community Building / GP Surgery.</p> <p>In addition to my previous objection, I add:</p> <ol style="list-style-type: none">1. The village and PC are strongly opposed to this development as previously stated.2. The scale of the proposed GP surgery is out of keeping with location.3. The cost of the proposed GP surgery, is not in scale with the development of 60 houses and points to the developer's longer term plans to develop more of the field _ (see developer's mention of the marina being the natural boundary for the village).4. The cost of fitting out, staffing, maintaining, and renting the development is out of scale with what we know a GP practice can afford.5. The patient list required to fund such a vast practice would be far greater than the current and would significantly increase traffic into this rural area - please note there is no public transport into Cropredy.6. The plans mean my property will be bordering a carpark - this is a security risk but also if floodlit severe light pollution impact on my proprety. How will this carpark be made secure?7. 11 of my 12 windows will be overlooked by this development and car park for 50 visitors.8. Huge impact on the water table having impact on the waterways, flood run off and neighboring properties.9. Can we be sure this GP surgery will actually be built - or we will end up the victim of yet another promised community building - with 30 houses built and no sign of a surgery*, or indeed a willing GP practice who can afford such a vast development?10. The situation of this proposed development is not central to the village and as such, and without widening roads and adding pavements could be seen as inaccessible to all villagers.11. The development quota for this area has already been met.12. Cropredy surgery is a succesful surgery because of it's scale - this proposal is out of keeping with what has made it a success.13. The proposed buffer zone, will take years to grow large enough to offer any privacy or 'buffer' from this development. Who will maintain the buffer zone planting, and ditches that neighbor the existing dwellings?14. Do not lose site of the fact that this good farmland, that is being concreted over at a time when Britain should be growing it's own food.15. The impact on wildlife and waterways is negative and irreversible.16. The Environment agency quoted a distinct time frame in which this development could be built during nesting season - how will the be maintained? <p>The issue of the surgery is being used to take attention away from the real proposal here - and I trust the CDC will be able to see through this / separate this in their minds, and see that this is just another attempt by developers to make money and concrete over our country side.</p> <p>* I note that 30 houses can be built before the surgery is built. The danger I see is that the development will be underway, and if a GP practice can't be found with the financial ability to take it on, the plans could be changed. The village would not be able to object on terms of privacy, etc, because that will already have been ruined by the 30 houses.</p>
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Attachments

