

4 Vespasian Way

Chesterton

OX26 1BA

10<sup>th</sup> December 2019

Ms C Whitehead

Case Officer

Development Management

Cherwell District Council

Bodicote House

Bodicote

Banbury

OX15 4AA

Dear Ms Whitehead

**Re: Planning Application No. 19/2550/F – Great Lakes UK**

I write with grave concern regarding the above development suggested for our village of Chesterton. A large scale water theme park in the midst of this tiny village is unthinkable and will cause the complete devastation of the area which I call 'Home'. We have chosen to live in this area and have made great efforts to be part of this village but the thought that such a development will take place makes no economic, environmental or social sense and I strongly object to these proposals.

This "private" resort attracting in excess of 5000,000 visitors and their vehicles, into an area already suffering from severe traffic congestion is ludicrous. Chesterton can barely support the traffic it has, without the added prospect of huge numbers descending on inadequate, poorly maintained, single roads and lanes, notwithstanding the horrendous knock on effect this will have on the M40, A34, A41 A4095 and B430. This development will environmentally ruin the fragile eco structure of the area; which has already been over developed with more houses, new flood lit sporting facilities, new hotels, new gyms, over development of Bicester Village etc. etc. etc., all of which have a huge knock on effect to Chesterton. I also know that numerous planning applications for more housing developments are awaiting the outcome of these plans on the understanding that, although not a precedent, but certainly more viable when multi million pound developments are approved. It seems that the natural habitat of the area, which we are being asked to preserve for future generations will be lost forever to a large Canadian company, who have no interest, no concern and no thought for our area other than to make more money.

The development will provide very little benefit to the local area, which already has very low unemployment. Any efforts to employ lower skilled staff will mean that local businesses, will be

unable to fill vacancies. Any new staff will need to be accommodated and transported to work 24 hours a day, there is no bus service in Chesterton because of our size, yet the developers believe that not only will they be able to accommodate 500,000 people and their vehicles, service and delivery drivers but, will easily be able to recruit, maintain and transport over 600 staff working on a 24 hour basis. If they believe and convince others that this is entirely possible, then why have we not been able to convince local authorities that our roads need upgrading, a bus service needs to be routed and the entrances into and out of Chesterton need to be enhanced. Clearly the Developers have either something in place to rectify this huge anomaly or know something we do not!

I inspected the plans from Great Lakes UK and have seen one of their developments in North America – the two do not correlate. In Chesterton we cannot accommodate the mentality that big is best, there are many places in the UK which might welcome such a development and which will be able to offer them the infrastructure and personnel they need, but it is not something that fits well here. Great Lakes Resort will not be offering incentives to local people to use their facilities; day passes, under 16 incentives, mothers and babies groups, over 65s day passes etc. etc. This was clearly stated by their own representatives who said that “these might be considered if capacity was low, but in any case passes would cost around £49 per day per person” – therefore on all counts it offers Chesterton and the surrounding areas nothing.

We are constantly being asked to pass on a legacy to our children and grandchildren, look after the environment, look to zero emissions, support wildlife and local habitat, go green, get electric cars etc. etc. All of these can be achieved by working together and supporting what we do as a town, city and country I am not sure what we tell those around us when we literally sell out to those with the biggest pockets.

I strongly object to this unwanted, unneeded proposal and ask that it be refused.

Yours sincerely

A large black rectangular redaction box covering the signature area.

Lesley Harry