

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	Noëlle Paxton
Address	Barton House,Claydon Road,Cropredy,Banbury,OX17 1NW
Type of Comment	Objection
Type	neighbour
Comments	<p>I am firmly opposed to the disproportionate and unsympathetic development to the north of Cropredy outlined in the Obsidian 'Master Plan' ref 23/00977/OUT</p> <ol style="list-style-type: none">Up to 60 houses Cropredy has been designated as a category A village, suitable only for minor development, infill and conversions to existing structures. On what basis can it be deemed suitable for a development of up to 60 houses (approx. 30% increase) outside the village boundary when Cropredy's housing needs for the next 5 year have already been met? Contrary to the way Obsidian have tried to present them, points 2 to 8 are spurious offers which bring no benefit or enhancement to Cropredy.Community facility The point about upgrading the GP's surgery has been fully addressed by the surgery's statement that they do not wish to be associated with the proposal. Additionally, we already have an accessible village hall in the centre of the village.Accessible green open space Who would this serve? We are fortunate to be surrounded by beautiful, accessible and unspoilt countryside ('green open spaces') for all to enjoy. There is no need for a small area of designated 'open green space' at the end of a housing development.Community orchard No information is given on how and by whom such a long term project would be managed and maintained.Canal Paths leading to the canal to open up canal side recreation?? There is a towpath on the other side of the canal which is not accessible from the site. The stretch of canal on the development side would a) be a safety hazard, particularly to children, and b) open up the canal bank to risk of erosion.10m wide planted buffer area In no way does this mitigate the loss to residents of Kyetts Corner and Creampot Lane of the fine views from their homes.Biodiversity net gain The significant destruction of local habitat is unlikely to be offset by 33% more hedgerows, a pond and a wildflower meadow (these are not identified on the master plan).Play areas I would question the wisdom of siting a play area so close to the canal. In any event they are not needed as there is an existing well equipped and well used playground in the heart of the village. <p>Additional concern - Access As a resident of Claydon Road, I am fully aware of the hazard this busy road presents to drivers pulling out on to it, and to pedestrians walking on the verges. The claim of being able to provide a 'safe road access' onto the Claydon Road to the north of the village for, potentially,160 cars is unsubstantiated and unrealistic. Sadly, lack of public transport means that greatly increased traffic through the village would be inevitable and would greatly exacerbate existing problems.</p>
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Attachments	