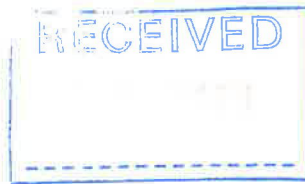


Rectory Farmhouse
Middleton Stoney
Bicester
Oxon
OX25 4TD

Tel: [REDACTED]

Monday, 09 December 2019



The Development Management,
Cherwell District Council,
Bodicote House
Bodicote
Banbury OX15 4AA

RE: Great Lakes UK Ltd-Application reference:19/02550/F

Dear Sirs,

I write to object to the abovementioned planning application. Every aspect of it would appear to be strongly detrimental to citizens living in the surrounding area. Its sheer scale will have a disproportionate, adverse impact on the surrounding villages. It encompasses 500,000 square feet, it projects an extra 1000 car movements per day and anticipates employing 600 lower skilled staff.

The road system is already under severe stress and existing approved developments are seriously exacerbating the problem. The Middleton Stoney and its crossroad are already feeling the strain. In fairly short order the area has seen the approval of a quarry, an incinerator, the development at Upper Heyford, Kingsmere and the Eco town, the first stage of which, a large warehouse, is under construction. All these projects generate, and will generate, substantial traffic through a notorious pinch point in the centre of a small village. The last thing we need is a significant proportion of a projected 1000 daily vehicle movements through our village.

The proposed resort does not appear to confer any economic benefit on the area which has already has a labour shortage problem. The 600 low skilled workers will have to travel into area daily, increasing the traffic flow or else they will exacerbate the housing shortage, assuming they can afford to buy. It seems that the resort's marketing strategy is to encourage people to remain on site which, given the nature of the resort, is likely to be the case anyway so there is no spin off to local shops and pubs etc. In fact because of the traffic the economic effect will be detrimental. The project appears to run counter to the aims professed by all political parties namely to address the housing shortage and improve the environment. This resort can hardly be more environmentally friendly than the existing golf course.

This project will significantly degrade the quality of life in the surrounding communities whilst conferring no benefits them. I ask that planning approval be denied for this application.

Yours faithfully, [REDACTED]

cc Councilor Ian Corbin