

MILCOMBE PARISH COUNCIL

APPLICATION BY GLADMAN DEVELOPMENTS FOR 95 DWELLINGS ON LAND ADJOINING AND WEST OF BLOXHAM RECREATION GROUND, SOUTH NEWINGTON ROAD – 19/01705/OUT

MILCOMBE PARISH COUNCIL OBJECTS TO APPLICATION 19/01705/OUT for the following reasons:

- (1) Cherwell Local Plan already has enough proposed housing to meet their 5-year supply.
- (2) Bloxham has a 'made' Neighbourhood Plan which does not include this area of land on the South Newington Road at the rear of the recreation ground which is outside the built-up boundary of Bloxham village.
- (3) Approval of this application could set a precedent for further building applications on the opposite side of the A361 or even closer on the Milcombe side.
- (4) Concerns with regard to flooding on the recreation ground by covering surrounding land in concrete. (Bloxham recreation ground is already known to be susceptible to flooding.) Drainage and release of surface water into existing water network when Tadmarton Road as far as the Primary school is noted as being a flood area and any additional drainage would overload the system.
- (5) Any development will totally ruin the rural green spaces of the recreation ground area which includes an updated play area and The Slade registered Nature Reserve as well as affecting wildlife in the area.
- (6) The proposal is for a SINGLE ACCESS FROM THE A361 close to the bends where there have been a number of accidents over the years. Traffic calming and extension of the 30mph will not resolve this dangerous access which could generate perhaps 200? Vehicles (the majority of properties own more than one vehicle) and this does not include the service vehicles entering and exiting the site. Being so close to the mini roundabout, this is going to create even more congestion, particularly at work times and school times. It has not been possible to resolve the problems around the mini roundabout for present day traffic including the number of hgv's entering the village on the A361.
- (7) Parking in the village and particularly on the main road by the shops already causes heavy congestion throughout the day. Residents from this proposed site are not going to walk into the village for the shops and

PO and carry bags of shopping up a steep hill by the Church. They will get in their vehicles and then try to park in the vicinity of the shops.

- (8) Milcombe village lacks the facilities of schools, Doctors/Dentist, Post office, etc. and residents – including other local villages – have to use these facilities in Bloxham. The Doctors and schools are at capacity and there is no land to extend the Primary School. Education and healthcare are of the highest priority.
- (9) Milcombe is categorised as an 'A' village despite the only basic facilities being a shop and public house/restaurant. It is important to take into consideration that planning permission has already been granted for a development of 40 houses and, as stated at (8), these residents will need to travel to and have access to the facilities in Bloxham.
- (10) Therefore, any housing developments in Bloxham seriously affect Milcombe and the surrounding villages.

**MILCOMBE PARISH COUNCIL URGES CHERWELL DISTRICT PLANNERS TO
TURN DOWN THIS APPLICATION.**