

**5 The Sergeants Mess
The Garden Quarter
Caversfield, Bicester
OX27 8AD**

Ms Clare Whitehead, Case Officer
Development Management
Cherwell District Council
Bodicote House, Bodicote
Banbury
OX15 4AA

12 December 2019

Ref: Great Lakes UK Ltd – Application Ref: 19/02550/F

Dear Sirs,

I am writing to express my strong objection to the above application for a water theme park to be located on the edge of the village of Chesterton, on the grounds that this proposal is not in accordance with the Local Development Plan.

There are plans for a 900 space car park, indicating a significant reliance on car travel which goes against the Cherwell strategy of reducing car usage. It will comprise 500,000 square feet of building on a greenfield site, irreversibly removing important green space and disrupting ecological habitats for an abundance of wildlife. The design of the buildings is neither small scale or detached and therefore not in keeping with the character of the local area.

The existing road infrastructure cannot cope with the projected extra 1,000 + daily car movements. Chesterton is already a 'rat-run' and experiences major congestion as an escape route during the many traffic issues on the M40 and A34. It is unacceptable for the routing planned via Middleton Stoney and Weston on the Green and to put even more pressure on the already stressed A34, A41, A4095 and B430. There will also be a serious deterioration in air quality and a substantial increase in noise pollution for local residents.

Bicester Golf Club will no longer be viable, members cannot play on a 9 hole only course. They will have to find alternative facilities which thereby necessitates even more vehicle movements. The traffic impact cannot be underestimated. Bicester has grown in recent years beyond all recognition, the building of Kings Mere, the industrial units, hotels and shops surrounding this area has meant many roads being widened or actually created to try and alleviate the problem. Can the A4095 which will be the main road in and out of this development really carry this volume of traffic?

Yours faithfully,


Thelma Thomas