

**Hebe Cottage
North Lane
Weston on the Green
OX25 3RG**

4th January 2020

Dear Sir/Madam

Re: Great Lakes UK Ltd – Planning Application No: 19/02550/F

I am writing to register my strong objections to the above mentioned application.

This is a rural location which has no need for an amusement park let alone 500,000 sqft of buildings blighting the countryside. My understanding is the proposed development is approximately twice the size of Bicester Village. Do we need to go in to how much negative impact Bicester Village has had on the local traffic around Bicester and the local economy of Bicester Town over the last 25 years to weigh out the detrimental impact this addition will bring to the area? What arrived as a positive for the area became a negative within a matter of a handful of years.

Back in the early 90's no one could have envisaged the growth of Bicester Village, what guarantee do we have this scheme in years to come will not take over more and more greenbelt site, causing more and more traffic chaos or indeed it may not succeed and leave behind a non-operational, concrete eye sore?

That aside,

GROUND'S FOR OBJECTION:

1) Traffic:

- a)** From the point of view of a resident of Weston on the Green - we are a linear village with four lanes leading out to the B430 (the proposed route for access). Three of these lanes are dead ends with the other (Church Road) already a rat run with those escaping the A34. We have many detached houses dotted in between these lanes plus the manor hotel, two pubs, 4 business estates within the village boundary plus another business estate and the airfield just outside the village but within our parish boundary. How many traffic lights, pelican or zebra crossings will be needed along the B430 so as the residents and the workers in the village can go about their business without having to take in to account it may take up to God knows how long it will take to get access on to the B430 in their cars, let alone the pedestrians who wish to cross the B430 east to west or vice versa?

Does Weston on the Green need or deserve such high urbanisation with traffic measures when it already struggles with what it has to cope with?

- b) Before the resort is up and running, there will be years of construction traffic then if the residents and the staff of the resort were not enough, there will be the endless nightmare of services and deliveries trundling through the roads in the dead of the night.

WHICH LEADS ON TO...

2) Pollution and Enviromental Impact:

- a) Light
- b) Noise
- c) Emissions
- d) Ecological habitats for Wild Life

Can Great Lakes UK Ltd honestly provide sustainable answers to any of the points made above which provides protection to the local humans, animals or plants?

- e) Water Requirements – Where on earth is it coming from?

Thames Water says we are already stressed for supply...

AND FINALLY...

3) The Economic non-benefit:

As the Village Shop owner and subpostmaster with also a unit in the Old Flight House Antique Centre, I am more than aware how much the local service/hospitality businesses suffer from recruiting staff. The proposed development **WILL NOT** provide local employment but put pressure on the local housing need as it will need to look elsewhere to staff their enterprise. Which then goes around in a circle back to point 1... Traffic!

It is the wrong thing, trying to do something in the wrong place. I strongly recommend it is refused to protect our environment, our local economy and our right not just in Weston but all the other villages affected by this to remain as rural villages and not be forced in to becoming suburbs of Bicester through not necessity but by pure commercial greed.

Yours faithfully

Yasemin Olcay