



Bicester Local History Society
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For the attention of Clare Whitehead
Senior Planning Officer
Cherwell District Council
Bodicote House
Bodicote
Banbury
OX15 4AA

January 12th 2020

Ref: 19/02550/F: Redevelopment of part of Chesterton Golf to provide new leisure resort.

Bicester Local History Society would normally be consulted to comment on such applications where they are likely to affect Conservation Areas and Listed Building consents.

We do object most strongly to this planning application for the following reasons:

- Environmental Statement – Volume 1, Chapter 10 – Archaeology & Cultural Heritage. The Written Scheme of Investigation for this work was agreed with OCC's Planning Archaeologist in September 2019. This included trial trenching and although some of this work has been completed it is not complete. A final report of the archaeological evaluation needs to be submitted before this application can be determined. Similarly, the desk based assessment set out in the scoping report needs to be undertaken. Also the cultural heritage chapter of the EIA needs to be submitted prior to any determination of the application.
- The above Environmental Statement lists the proximity of the Roman road – "Akeman Street" and also the Roman town of "Alchester". There is mention that although these Roman sites exist they are unlikely to affect the proposed development. A wealth of information exists for Alchester, and the study of this important town is still ongoing and is giving an indication that there may well be other associated Roman remains in the area. Akeman Street runs to the south of the proposed development – there is a lack of evidence of Roman remains along this road simply because there has been no archaeological work along its route in the area because there have until now been any developments proposed. It's important that a full archaeological survey of the site be carried out to determine whether any archaeology exists.

- The Society is concerned that the development will affect the rural setting of Chesterton, due to its enormous size and the potential of increasing traffic in the vicinity and neighbouring villages which goes against Policy ESD15 of the local plan (Character of the Built and Historic Environment).
- We have restricted our comments to archaeological and historical concerns - there are concerns that others have already commented on and we support those objections.

Yours sincerely

Bob Hessian
Chairman, Bicester Local History Society