

**Field View
Pages Lane
Hornton,
Oxfordshire OX15 6BX**

25th March 2021.

Dear Sir,

Land used for Motocross, Stratford Road, Wroxton

Application No. 21/00517/F

I write in response to the above application.

I object to the application on the following basis:

- The application does not provide any material/substantive information in respect of the claims that the proposals support local policy. It just says it does but provides no detailed information as to how.
- The application does not provide any distinction between the existing use and proposed use in supporting local policy – it is really not clear if there is any difference
- Just because an application is in accordance with local policy in general does not mean it is acceptable in terms of scope and impacts
- The supporting assessment work is minimal and definitely has significant gaps in. A lot of information is based on information supplied by the applicants and this may/may not be accurate. Just because the noise is not a statutory nuisance does not mean it is acceptable

The applicants have done the minimum work to support their application and I feel that this is lip service to the planning process (if not disrespect). Significant work has been carried out on site despite the fact no consent is in place for the expansion of operations and management/husbandry on the site is really poor with obvious contamination of the water course.

Mitigation and compensation proposed is very basic if not minimal and does not reflect the impacts of the proposals.

The application is trying to imply the impacts of development are minimal - for example 24 days race meetings but not including set up, preparation, clear up and private practice sessions – these could be unlimited and have very similar noise impacts to the race days and should not be discounted from assessments (noise in particular).

There are inconsistencies with the application and the assessment about the number of vehicles likely to attend the site and parking spaces.

Ecology walk over survey undertaken at massively suboptimal season. Report points at potential for GCN as well as protected species including bats but no mitigation/compensation is identified. The

proposed activities on site will be pretty much continuous and will have a permanent detrimental effect on ecology in the immediate area.

The landscape assessment identifies that the site is currently in poor condition and the works (which have already been completed) have been done to a poor standard and further remediation is required to put the site in good condition. This is indicative of the agricultural standards adopted by the landowner.

Wild Flower Meadow Creation – camping site will not be conducive to the development and maintenance of the meadow. This area will be used frequently due to the proposed number of meets. This site is maintained in poor condition at the moment and not kept clean and tidy after events. Not possible to use the area as a wild flower meadow and only cut once a year and as a camping field (contradictory). Potential for pollution and damage (for example fires/petrol/rubbish)

There is a letter from the nearest business which is likely to benefit from the development pointing out their concerns based on experience of the users of the site and does not support the application.

The design and access statement has no consideration of accessibility, disabled facilities

The application contains no indication of the value of the Motocross to the farm either in monetary terms or in terms of share of profit or an indication of the difference in level of income dependent on the differences between current and proposed operation. The information on value to the area for shops and businesses is not quantified as to degree of difference between existing and proposed and is a very generalised comment. In reality people camping often bring their own food, drink etc with them and often there is little local benefit. I see no link between the numbers using this site and employment levels.

In relation to noise, although the assessment indicates that the noise does not constitute a statutory notice it is clear that the monitoring was carried out on a meeting which did not truly reflect the normal use of the site. I have lived in the village since 2006 and for the early years was aware of the race meetings but they were infrequent and unintrusive. This changed a few years ago and now the noise level has a severe detriment to my quiet enjoyment of my home and garden. The race meets are now very frequent and the noise is from very early morning through to late afternoon. The noise is not continuous but stops and starts which makes it much more noticeable and really means that it is impossible to have any quiet enjoyment of outside space in the village during the race meetings.

Yours faithfully,

Jacqui Fenn