

James Kirkham

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Sent: 25 March 2022 13:07
To: James Kirkham
Subject: 21/00922/OUT - Foxden Way

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Dear James,

Further to our correspondence in recent days, I wanted to clarify two points.

Firstly, in terms of the application form, the number "15" has been incorrectly generated for the total number of dwellings - despite the numbers above clearly amounting to 9 and matching the description of development. Clearly the description of development would overrule this error anyway, however for clarity I can confirm that the number of dwellings proposed is up to 9.

Secondly, in terms of the response by Judith Ward, the Council's landscape officer, we wish to express our disappointment with the lack of professionalism in both the content and nature of the response. In terms of the content, Mrs. Ward has become somewhat focused with an imaginary second phase of development to the south and the issue of how these imaginary houses would relate to the countryside. As discussed, there are no proposals beyond the 9 First Homes proposed at this time and - as you will be aware - the application needs to be determined on its own merits. We also question whether the wording "Please refuse this application" is befitting of what should be a professional response from a consultee who is considering one aspect of the proposals - at best it is an unusual choice of phraseology for a professional consultee.

This is especially the case as Mrs. Ward has demonstrated through her earlier response - in which she objected on the basis of the site being beyond the visual boundaries of the settlement - that she does not understand the Government's policy in terms of First Homes schemes, which are specifically required to be located beyond settlement boundaries. Clearly Mrs. Ward is not qualified to determine the application and consider the planning balance of all of the aspects that will lead rightly lead to the determination of the application.

Thirdly, we note that the ONS released information on [Housing affordability in England and Wales on 23rd March](#). This confirmed that the average house price to earnings ratio for Cherwell District has risen from 9.4 in 2020 to 10.3 in 2021, which demonstrates perfectly the need for an increased level of affordable delivery in the District to tackle such an affordability issue.

I trust the above is clear, please let me know if you have any queries.

Kind regards,
Russell.