

# Comment for planning application 21/02467/F

<b>Application Number</b>	<input type="text" value="21/02467/F"/>
<b>Location</b>	<input type="text" value="OS Parcel 0005 And Part OS Parcel 1300 0878 And 7566 Banbury"/>
<b>Proposal</b>	<input type="text" value="Erection of mixed-use development including a 240-bed hotel, 4-storey office building and roadside services including 2 no hot food restaurant drive-throughs, a coffee shop drive-through and a petrol filling station with ancillary retail store"/>
<b>Case Officer</b>	<input type="text" value="Bernadette Owens"/>
<b>Organisation Name</b>	<input type="text" value="Simon Collins"/>
<b>Address</b>	<input type="text" value="Red Lion Cottage,Thorpe Road,Wardington,Banbury,OX17 1SR"/>
<b>Type of Comment</b>	<input type="text" value="Objection"/>
<b>Type</b>	<input type="text" value="neighbour"/>
<b>Comments</b>	<input type="text" value="This is an inevitable further attempt to get a failed application through again now a lesser application to build a warehouse distribution centre in that location scraped through planning. There are numerous villages including mine that rely on easy access to Banbury for work, medical services, schools and shopping. We only have the A361 as a means to cross the M40 to get there. We have also had to contend with the ever increasing traffic on this road for the HS2 construction that is set to intensify massively over the next few years. The roundabout crossing Junction 11 of the M40 is already immensely busy at peak times. Fortunately it is only used for by traffic needing to exit the M40 for local access. To invite traffic to leave the M40 for services there will hugely increase traffic at that vital roundabout to unmanageable levels. That M40 stretch does not need new services. Just North of Banbury is the Welcome Break at Warwick Services and just south Moto at Cherwell Valley. There is no demand for a new service station especially one without separate non junction access. Banbury has a hotel at Junction 11 (Premier Inn). That is rarely full so there is no need for any additional hotel at the junction, plus a new hotel in central Banbury is being built. Banbury town centre like many is trying to regenerate and become somewhere you go for food and local shops or just for the social aspect. Services of the nature that is proposed seek to draw local custom away from the local town in the way Beaconsfield services has become a social hub for the people of Gerrards Cross and Beaconsfield. This is not right nor is it the purpose of a service station. This area is the flood plain for Banbury and it's now being developed hence another reason why objections to any development was opposed in the first place. On the opposite side of the M40 is Banbury Gateway shopping area currently with 2 large empty units one a former fast food style diner. Also just off the junction is the closed Franky and Bennies restaurant. Those modern empty units should be filled before any new buildings are constructed. There is no requirement for this development so no justification for the increased traffic for locals and the loss of local economy it will cause."/>
<b>Received Date</b>	<input type="text" value="15/08/2021 15:29:43"/>
<b>Attachments</b>	