

# Comment for planning application 21/03268/OUT

<b>Application Number</b>	21/03268/OUT
<b>Location</b>	OS Parcel 2636 NW Of Baynards House Ardley
<b>Proposal</b>	Outline planning permission (all matters reserved except for access) for the erection of buildings comprising logistics (Use Class B8) and ancillary Office (Use Class E(g)(i)) floorspace; construction of new site access from the B4100; creation of internal roads and access routes; hard and soft landscaping including noise attenuation measures; and other associated infrastructure
<b>Case Officer</b>	David Lowin
<b>Organisation Name</b>	Ms Harriet Wye
<b>Address</b>	Church Farm,Street Through Stoke Lyne,Stoke Lyne,Bicester,OX27 8RU
<b>Type of Comment</b>	Objection
<b>Type</b>	neighbour
<b>Comments</b>	<p>This application is made on a greenfield sight not allocated for employment use, and although it's close to the A43 it is a very rural area. The Baynards Green roundabout is already very congested at peak times and turning right from Stoke Lyne on to the B4100 is difficult and would be almost impossible to do safely with increased traffic. The huge increase in noise, noxious emissions and light pollution would have an adverse effect on the local population of humans and animals alike. This is an area of high employment, above the national average so it would be hard to find the workers. Surely such a development would be better placed closer to high unemployment areas. Employees would have to come to work by car as there are no public transport links or cycle ways here, increasing traffic volume in an already congested location. The nearest town is Bicester 4 miles away and they already have many warehouses and very good logistics links. There is likely to be increased traffic through Stoke Lyne as drivers attempt to avoid the inevitable congestion cause by such a large development, thus bringing inappropriate volume of traffic to a quiet village. The A43 and the M40 are shielded from view by trees but these high buildings would be a blot on the landscape. A quiet rural setting would be transformed into an industrial sight with all the accompanying disadvantages. Loss of habitat for wildlife, inevitably increased roadkill as mammals and birds try to negotiate ever busier roads. We already have pollution coming into our stream from the M40 services, the new development would only make this worse as it adjoins the water course, which is used as drinking water for farm animals and wild animals (deer, small mammals birds etc). The visual harm from these proposed high buildings would be detrimental to those of us living in Stoke Lyne, not to mention all the ramblers association members and others who often meet in Stoke Lyne to walk our lovely footpaths and quiet roads and appreciate the beauty of nature. The night sky would be polluted by the light from the development as security would demand this, also there would be 24 hour access which would bring constant noise pressure to the residents of Stoke Lyne. Many cyclists also use the minor roads in the area as a safe and low traffic recreational route. This would be impacted by the inevitable increase in traffic. The roads would deteriorate and become dangerous for vehicles and especially for pedestrians. This application is made on a greenfield sight not allocated for employment use, and although it's close to the A43 it is a very rural area. The Baynards Green roundabout is already very congested at peak times and turning right from Stoke Lyne on to the B4100 is difficult and would be almost impossible to do safely with increased traffic. The huge increase in noise, noxious emissions and light pollution would have an adverse effect on the local population of humans and animals alike. This is an area of high employment, above the national average so it would be hard to find the workers. Surely such a development would be better placed closer to high unemployment areas. Employees would have to come to work by car as there are no public transport links or cycle ways here, increasing traffic volume in an already congested location. The nearest town is Bicester 4 miles away and they already have many warehouses and very good logistics links. There is likely to be increased traffic through Stoke Lyne as drivers attempt to avoid the inevitable congestion cause by such a large development, thus bringing inappropriate volume of traffic to a quiet village. The A43 and the M40 are shielded from view by trees but these high buildings would be a blot on the landscape. A quiet rural setting would be transformed into an industrial sight with all the accompanying disadvantages. Loss of habitat for wildlife, inevitably increased roadkill as mammals and birds try to negotiate ever busier roads. We already have pollution coming into our stream from the M40 services, the new development would only make this worse as</p>

it adjoins the water course, which is used as drinking water for farm animals and wild animals (deer, small mammals birds etc). The visual harm from these proposed high buildings would be detrimental to those of us living in Stoke Lyne, not to mention all the ramblers association members and others who often meet in Stoke Lyne to walk our lovely footpaths and quiet roads and appreciate the beauty of nature. The night sky would be polluted by the light from the development as security would demand this, also there would be 24 hour access which would bring constant noise pressure to the residents of Stoke Lyne. Many cyclists also use the minor roads in the area as a safe and low traffic recreational route. This would be impacted by the inevitable increase in traffic. The roads would deteriorate and become dangerous for vehicles and especially for pedestrians.

**Received Date**

06/02/2022 20:05:21

**Attachments**