

# 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>	Caroline Cooke
<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>I object to the proposed development. There is a time limited need for more distribution hubs, as we move to a more sustainable life style rather than the 'click and replace' habit that has developed. None of the design and access statements are looking to the future. There are minimal mitigation measures for sustainable transport systems . No provision for power generation, limited thought to ecology and the impact that these proposed structures with an increase in traffic serving them would have on the surrounding rural area that is used for leisure by walkers, cyclists and horse riders. The importance of safe and easy access to rural space has been highlighted repeatedly as a necessity for the nations wellbeing. Stoke Wood is a good example of this. The site is at a busy junction that regularly gets congested. It is frequently difficult to turn onto the B4100 from Hardwick , Stoke Lyne, Swifts Farm or Stoke Wood. The A43 serves as a major trunk road and frequently carries extra traffic when there are incidents on the M40 A5 and M1 and the B4100 often carries diverted traffic when the M40 is closed. The visual impact on the area would be horrendous, the warehousing would be seen from Stoke Lyne, with the infrastructure lighting and impact of headlights at all hours. The noise pollution from the building of the site and the HGV's slowing, speeding up and changing gears at the roundabouts and junctions would directly impact Stoke Lyne residents as the proposed developments are in the direction of the prevailing wind. Emissions pollution from the extra vehicles would have a detrimental impact on the health of residents, wildlife and flora. We have low unemployment rates in this area, it is hard to envisage individuals changing jobs and choosing to travel by any means to an isolated distribution hub with no facilities, when there are many preferable hubs to work at. For example Magna Park in Milton Keynes has public transport, 'redways' linking work with housing and leisure - future planning with greater thought to sustainability. The impact of large development projects on wildlife and nature has been amply demonstrated locally by the hs2 and East West rail construction - established habitats destroyed that can never be replaced and no amount of mitigation in planting a new woodland in Piddington 10 miles away can compensate for the destruction of hedgerows and trees forming wildlife corridors.</p>
<b>Received Date</b>	06/02/2022 20:06:27
<b>Attachments</b>	