

Comment for planning application 22/00489/F

Application Number	<input type="text" value="22/00489/F"/>
Location	<input type="text" value="Os Parcel 9078 And 9975 Adjoining Stocking Lane And North Of Rattlecombe Road Stocking Lane Shenington"/>
Proposal	<input type="text" value="Erection of 49 dwellings (17 of which (35%) will be affordable homes) with associated garages, parking and refuse storage, private gardens and communal open space/play space, hard and soft landscaping (including SUDs feature and means of enclosure, reinstatement of hedging and ironstone walling along Rattlecombe Road)"/>
Case Officer	<input type="text" value="Robin Forrester"/>
Organisation Name	<input type="text" value="David Powell"/>
Address	<input type="text" value="Old Surgery,The Green,Shenington,Banbury,OX15 6NE"/>
Type of Comment	<input type="text" value="Objection"/>
Type	<input type="text" value="neighbour"/>
Comments	<input type="text" value="Planning application 22/00489/F: Erection of 49 no. dwellings, Shenington I wish to register my objection to this planning application. I was not consulted by the applicant before their application. The Old Surgery is not included in the list of properties consulted by the applicant (appendix 2 in the statement of community involvement of the application) despite inclusion of all the neighbouring properties deemed to be in their designated consultation catchment. My objections mirror those set out by CPRE in their consultation response dated 26 March 2022 and are summarised into the following categories: Planning Background: The parish has been categorised as category C, only suitable for conversions and small infill housing development. The scale of the proposed development clearly breaches this and previous planning refusals and refusal recommendations demonstrate this. An increase in the number of dwellings and associated population of a third or more is clearly not small infill development. Inadequate Infrastructure: The existing infrastructure supporting the village would be inadequate to support this application. Whilst some of the deficiencies may be overcome in time with extensive investment by infrastructure and utility providers, current services to existing dwellings and the environment should not be degraded by the excessive size of this development. It is well known the existing foul sewer system is overloaded and causes backing up and pollution upstream of the treatment works at Shutford. The significant increase in vehicle movement arising from a development of this size will exacerbate the risk of accidents involving vehicles and pedestrians through the parish, particularly the steep narrow and twisty sections of the road from Alkerton where it is not feasible to provide separate footways. The Macmillan Way and Darcy Dalton way follow parts of these sections. Visual Amenity: The location, appearance and materials of the proposed development would adversely impact on the qualities of the village noted in the Shenington with Alkerton Conservation Area Appraisal of February 2009. Please refuse this application."/>
Received Date	<input type="text" value="06/04/2022 22:02:24"/>
Attachments	