

Comment for planning application 22/01488/OUT

Application Number	22/01488/OUT
Location	OS Parcel 5616 South West Of Huscote Farm And East Of Daventry Road Banbury
Proposal	Construction of up to 140,000 sq m of employment floorspace (use class B8 with ancillary offices and facilities) and servicing and infrastructure including new site accesses, internal roads and footpaths, landscaping including earthworks to create development platforms and bunds, drainage features and other associated works including demolition of the existing farmhouse
Case Officer	David Lowin
Organisation Name	Jason Beeney
Address	Pits Cottage, ,Thorpe Road, ,Wardington,,
Type of Comment	Objection
Type	neighbour
Comments	<p>Dear Sir / Madam,</p> <p>My original objections to this development still stand notwithstanding the amendments to the plans. Nothing in the resubmission of additional information does anything to mitigate or alleviate the congestion on the roundabout on junction 11 of the M40, with long queues forming in rush hour. Furthermore, the warehouse development that has been constructed on the A361 is not currently occupied. The impact these warehouses will have on traffic, when occupied, is not known. No amount of prediction can foresee the impact that this will have on the traffic and this application should be rejected until this impact is known. Significant changes to the roads and access to Banbury need to be made before further development applications should be considered, let alone permitted.</p> <p>Furthermore, there are additional reasons for rejecting this application which are as follows:</p> <ol style="list-style-type: none">1. The economy is in recession and in the current economic environment there is no business case to support these warehouses being built. If these warehouses are built they are unlikely to be occupied as supply chains are shrinking.2. The development is in a green buffer zone and is a rural setting that gives boundaries to local villages, farms, green fields and allows the rural landscape to be maintained and separate from the M40 and other industrial sites.3. This proposed development would increase light and noise pollution to the surrounding area. The area is well known for flooding, which would increase with hard surfacing of roads and large buildings. Given climate change the need for the conservation of nature should not be dismissed. By changing the land usage you are not only removing nature when the warehouses are built but you are increasing the number of articulated lorries and cars in the area increasing the air pollution. Cherwell District Council should be looking at developing brown field sites rather than greenfield sites. The development of brown field sites would be far better for the environment.4. The area does not fall within the Cherwell local plan, and this area was specifically rejected by the Planning Inspector in 2015.5. Whilst the developers have stated that the "risk of great crested newts being present on site is considered to be low", they cannot rule this out and state it is "acknowledged that great crested newts are known to be present in the wider area. It is acknowledged that great crested newts are a mobile species and can exploit areas of ponding for breeding which may differ from season to season. It is acknowledged that pond suitability for supporting breeding great crested newts and common amphibians may alter from season to season. It is acknowledged that habitats on site could provide suitable habitat for great crested newts."6. The Government's 'leveling up' agenda should reinforce that such facilities are constructed in regions where the employment is required.

For the reasons detailed above I hope that Cherwell District Council will see sense and reject this application.

Yours sincerely,

Jason Beeney
Pits Cottage
Upper Wardington

Received Date

08/11/2022 20:27:27

Attachments