## Comment for planning application 23/02098/OUT

Application Number	23/02098/OUT		
Location	Begbroke Science Park Begbroke Hill Begbroke OX5 1PF		
Proposal	Outline application, with all matters reserved, for a multi-phased (severable), comprehensive residential-led mixed use development comprising: Up to 215,000 square metres gross external area of residential floorspace (or c.1,800 homes which depending on the housing mix could result in a higher or lower number of housing units) within Use Class C3/C4 and large houses of multiple occupation (Sui Generis); Supporting social infrastructure including secondary school/primary school(s) (Use Class F1); health, indoor sport and recreation, emergency and nursery facilities (Class E(d)-(f)). Supporting retail, leisure and community uses, including retail (Class E(a)), cafes and restaurants (Class E(b)), commercial and professional services (Class E(c)), a hotel (Use Class C1), local community uses (Class F2), and other local centre uses within a Sui Generis use including public houses, bars and drinking establishments (including with expanded food provision), hot food takeaways, venues for live music performance, theatre, and cinema. Up to 155,000 net additional square metres (gross external area) of flexible employment uses including research and development, office and workspace and associated uses (Use E(g)), industrial (Use Class B2) and storage (Use Class B8) in connection with the expansion of Begbroke Science Park; Highway works, including new vehicular, cyclist and pedestrian roads and paths, improvements to the existing Sandy Lane and Begbroke Hill road, a bridge over the Oxford Canal, safeguarded land for a rail halt, and car and cycle parking with associated electric vehicle charging infrastructure; Landscape and public realm, including areas for sustainable urban drainage systems, allotments, biodiversity areas, outdoor play and sports facilities (Use Class F2(c)); Utility, energy, water, and waste water facilities and infrastructure; together with enabling, site clearance, demolition and associated works, including temporary meanwhile uses. The Proposed Development affects the setting of a listed building a		
Case Officer	Andrew Thompson		
Organisation			
Name	Delphine Penfold		
Address	22 Yarnton Road, Kidlington, OX5 1AT		
Type of Comment	Objection		
Туре	neighbour		
Comments	development, the Oxford It will not be an area in w The only good thing is th which to cycle, walk and more intolerable for resid times when it is difficult onto the Oxford Road. A Road everyday who woul installed. There is no rea alternative routes. If we are to have all this	here will be less and less greenbelt area within which to walk and enjoy nature with this evelopment, the Oxford Stadium and possible housing behind the Moors. It will not be an area in which I would like to live anymore. The only good thing is the closure of Sandy Lane which could become an alternative area in which to cycle, walk and enjoy nature. It is currently a rat run, and life would become even hore intolerable for residents of Yarnton Road should it remain open. As it is, there are mes when it is difficult to exit my driveway when there is a build up of traffic at the lights into the Oxford Road. Also, there are several disabled people who need to cross Yarnton oad everyday who would be greatly affected, and pedestrian crossings would need to be installed. There is no reason for Sandy Lane to remain open as there are 2 perfectly good liternative routes.	
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Attachments			