

Comment for planning application 24/00539/F

Application Number	<input type="text" value="24/00539/F"/>
Location	<input type="text" value="Land To The East Of Stratfield Brake And West Of Oxford Parkway Railway Station Oxford Road Kidlington"/>
Proposal	<input type="text" value="Erection of a stadium (Use Class F2) with flexible commercial and community facilities and uses including for conferences, exhibitions, education, and other events, club shop, public restaurant, bar, health and wellbeing facility/clinic, and gym (Use Class E/Sui Generis), hotel (Use Class C1), external concourse/fan-zone, car and cycle parking, access and highway works, utilities, public realm, landscaping and all associated and ancillary works and structures"/>
Case Officer	<input type="text" value="Laura Bell"/>
Organisation Name	<input type="text" value="Freya"/>
Address	<input type="text" value="27 Yarnton Road, Kidlington, OX5 1AT"/>
Type of Comment	<input type="text" value="Objection"/>
Type	<input type="text" value="neighbour"/>
Comments	<p>I am local resident with children and we oppose the new build of the stadium on the green belt, because we I am concerned, mainly, about traffic congestion, road closures and the environmental impact/nature conservation.</p> <p>Nature is in decline all over the UK and also in Cherwell district. One of the simplest things to do for biodiversity and reduction in carbon emissions (or at least not creating huge new ones) is to leave the Green Belt as it is.</p> <p>The stadium proposal has failed to demonstrate how they will deal with increased traffic and this is a big concern for transport of our family (my partner working weekends and evenings) as well as for resulting air pollution. When you run the address pollution air quality report for our postcode, OX5 1AT, the air quality already shows as very bad and exceeding three limits set by the WHO! This is likely to get worse with the stadium and the additional traffic it will be generating.</p> <p>It sounds like there might be a discrepancy between the planned road closures and the County Council's statement about the Oxford Road not being able to be closed. If the road closures conflict with existing policies or infrastructure limitations, it would indeed be reasonable to expect the County Council to object to the planning application.</p> <p>There's no evidence suggesting that many supporters will travel by train (seen as challenging and expensive for League One fans) - in particular, considering that 83.1% of supporters currently travel by private car!</p> <p>The application does not provide sufficient evidence and support for the claims that the new build will deliver social, economic and environmental benefits.</p> <p>In particular, I have significant concerns about the viability of the proposed wildlife-rich green area at the northern tip of the site, particularly in light of its intended use as a fan-zone during matchdays:</p> <p>Are the plans actually realistic? If the proposed plans for the wildlife-rich green area are deemed unrealistic due to its intended use as a fan-zone during matchdays, it suggests that there is a fundamental mismatch between the intended purpose of the space and its ecological objectives.</p> <p>What impact will the fan-zone activities have? The presence of large crowds, noise, and potential litter associated with fan-zone activities during matchdays can significantly disrupt natural habitats and deter wildlife from thriving in the area. Considering the high foot traffic and social activities planned for this space, the probability of maintaining a thriving wildlife habitat appears low.</p> <p>What about the Biodiversity Net Gain strategy? If the wildlife-rich green area is a key component of the Biodiversity Net Gain strategy for the development, its failure to fulfill its</p>

ecological objectives could undermine the overall effectiveness of the biodiversity conservation efforts. It is necessary to reassess the biodiversity mitigation measures and explore alternative strategies that are more compatible with the site's usage and constraints.

Finally, the stadium proposal has failed to demonstrate why there are 'very special circumstances' fulfilled to build on the Green Belt, when there is an existing stadium they could be using further.

Received Date

20/04/2024 08:28:09

Attachments