

Comment for planning application 24/00539/F

Application Number	24/00539/F
Location	Land To The East Of Stratfield Brake And West Of Oxford Parkway Railway Station Oxford Road Kidlington
Proposal	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	Laura Bell
Organisation Name	Richard Escritt
Address	39 Davenant Road,Oxford,OX2 8BU
Type of Comment	Objection
Type	neighbour
Comments	<p>PARKING PROVISION</p> <p>The proposers, who are a commercial company, have deliberately chosen to invest in an amount of parking on the site which will be completely inadequate for the needs of their customers, their fans. For the foreseeable future the majority will choose to travel by car as alternative means of transport are not adequate or available. Therefore, whenever the site is in use, many thousands of cars would be parked on public streets over a wide vicinity. This would be a regular and very substantial PRE-EMPTION OF A PUBLIC AMENITY for the use of a private commercial business. It would amount to a large and continuing PUBLIC SUBSIDY to the business which would be spared the cost of providing parking, thereby increasing their profits.</p> <p>There is no public interest justification for this and none is offered in the proposal. When a business park or housing developments are proposed, the adequate provision of parking space for customers/visitors/residents is a fundamental planning requirement. It should be in the present case too, the more so as the requirements for parking are so large.</p> <p>HIGHWAY SAFETY</p> <p>Large numbers of people will be on the move to and from the stadium and associated facilities. Especially in an emergency, they must be evacuated quickly. Tragedies at UK football stadiums in living memory have brought this home to everyone and Oxford does not want to be another name associated with such events.</p> <p>Ad hoc road closures will not be an adequate answer in such a situation. There is a real risk from fans surging across busy roads.</p> <p>Has any thought been given to how the fans parked on the streets will get safely to and fro, in many cases over substantial distances? Their attention is hardly likely to be on busy roads. There are no places for them to wait around in the neighbourhood which is totally ill-equipped for such an invasion. They will spill off the pavements and cross roads at any point. They will be a hazard for other road users and a risk to themselves.</p> <p>TRAFFIC CONGESTION</p> <p>Road closures should only happen in special circumstances, not regularly, for lengthy periods and on a major road - but that is what is being proposed.</p> <p>These closures will do real damage to the local economy which depends on smooth traffic flow. People will be seriously inconvenienced (missed appointments, children not collected on time, inability to get to work) or harmed (if an elderly person requires prompt medical assistance, for example). Other businesses will suffer (far more time to get to appointments, disrupted deliveries, much less achieved in the day etc). They might well believe that they have been subjected to DISCRIMINATION as their businesses have had to suffer for the sake of another. They might have grounds for seeking redress.</p>
Received Date	20/04/2024 15:52:24
Attachments	