

60 The Moors

Kidlington

Oxon

OX5 2AJ

18th June 2025

Re: Objection to planning application number: 25/01346/OUT

Dear Sir/Madam

We are writing to strongly object to the planning application currently being considered for the land behind The Moors in Kidlington.

As residents of 60 The Moors, the proposed plans will directly affect our environment and therefore we are objecting to the plans on the following grounds:

Greenbelt not Greybelt

The proposed site for the development is listed as greenbelt 'an area of open land on which building is restricted'. I provide this definition as it seems to have been ignored by the developers. It is not greybelt and has been designated greenbelt for a reason – to prevent urban sprawl and protect the countryside. Therefore this reason alone should provide the strongest prevention to the un-necessary development of housing and cricket facilities – both of which there is evidence against the requirement of in its volume and in this location. The proposed development was not part of Cherwell's current or future proposed local plans, so it seems the developers are trying to circumvent the appropriate processes.

Requirement for houses and cricket facilities

There are already 4.400 new houses coming to the Kidlington area and therefore the additional 340 proposed are not required, not going to meet the 'affordable housing' that is actually required, and are not going to be in the correct location due to environmental and economic reasons – environmental covered below, economic – if you want affordable houses, build them where people will actually be able to afford

them such as by the railway station so that people can commute to jobs in Oxford, Bicester, London – there are not the jobs in Kidlington for these residents.

The developers must think the residents and officials are very naive if they think a couple of un-necessary cricket pavilions (which we all know will turn into vaping areas) are going to sweeten us. There is no clear demand, there are suitable facilities at Stratfield Break, and they will just serve as anti-social areas rather than sporting facilities. If there is the need for sporting facilities in the village, the proposed football stadium and plans within that more that tick that box.

Environmental concern

Anyone and everyone that knows this area of land is a vital area for natural habitat and light exercise and recreation.

We have seen an abundance of wildlife over the years, including gold crested newts in the pond just over our fence – at the Benmead/The Moors junction that now has a proposed roundabout that will destroy it and impact flooding. Additionally we regularly enjoy watching deer, owls, badgers and foxes and an abundance of other wildlife that depend on this open and environmentally rich area.

We have seen increasingly over the years how the field and the ponds form a perfect natural flood management system. In the recent increasingly heavy rain when other areas of the village were devastatingly affected, the pond and fields acted as a naturally flood plain and we saw no flooding to our property. Appendix 1 below shows the pond over the fence from our garden acting as a perfect flood defense to the houses in this area of The Moors. If the pond is replaced with a roundabout it is inevitable that our property and the properties around us would experience severe flood damage. And not only ours, but the proposed new homes also will be liable to flooding. Appendix 2 shows images of the proposed area for the development during heavy rains.

Having lived here for over 15 years, we have extensively and regularly used this area with our children, wider family and friends to enjoy the recreational and exercise activities that the area offers. The proposed development, and increased traffic, means this will stop. The proposed recreational and exercise areas in the plan are an insult to suggest they in any way compensate for the way and extent the area is used.

Traffic impact

We are horrified to see the road and traffic plans in the proposal, especially the impact on the existing infrastructure on The Moors. The proposed raised roundabout at the Benmead/Moors junction is an accident waiting to happen. It's a junction that is heavily

used by families attending North Kidlington school and elderly people in the nearby residential home. It is a popular road for children to learn to ride bikes and for joggers. Additionally, there are families on each side of the junction with children with severe special needs and we are deeply concerned about their safety with this busy and more complicated junction to navigate. With this proposed busy roundabout, it increases risks to all these groups. Our children are increasingly independently coming and going to school and to use the facilities in the village, this junction increases risk and pollution to them and other families in the area. All of the other sites for proposed housing development in Cherwell's plan for over 4,400 homes have access onto major roads that can accommodate all the extra residential, delivery and service vehicles. The Moors, Benmead and Mill Street are certainly not major roads and Benmead in particular is hard to navigate with lack of vision and overparking near the school and round the corner from the dance studio.

In conclusion, whilst we appreciate the pressure on the council to build affordable housing, this is not an appropriate site, appropriate volume or appropriate time for this development

Yours sincerely

Clare and Michael Harris

Appendix:

1:



Appendix 2



