

Comment for planning application 25/01510/OUT

Application Number	25/01510/OUT
Location	Land South Of Perdiswell Farm Shipton Road Shipton On Cherwell
Proposal	Outline planning application for the erection of up to 500 dwellings and commercial floorspace (Use Class E) with associated access, open space and infrastructure - All Matters Reserved except for Access
Case Officer	Jason Traves
Organisation Name	
Name	Elizabeth Begley
Address	79 New Road,,Woodstock,OX20 1PA
Type of Comment	Objection
Type	neighbour
Comments	<p>Although this development would be within Cherwell DC boundary, it would in fact be closer to Woodstock than Kidlington. Being outside Woodstock, it would be isolated from the town in any practical sense. This kind of isolated development is contrary to the NPPF, Dec 2024 paras 16,79,105. It would create sprawl and close the gap between Woodstock and Bladon. Residents would naturally expect their basic needs to be met in Woodstock, further burdening Woodstock's over stretched infrastructure.</p> <p>Blenheim already has three large housing developments approved for Woodstock, the first of which (Park View) is yet to be completed. Taken together, these three approved sites will add over 700 new homes, exceeding the 600 homes deemed sustainable in the West Oxfordshire Local Plan, 2031. At the current rate of building, they would take many years to complete.</p> <p>Healthcare Woodstock's GP surgery is, as acknowledged by our MP, severely overstretched and unfit for purpose. It needs urgent relocation/expansion. Despite Blenheim acquiring the old TV Police station in the town with a view to it being repurposed as a GP surgery, that aim has stalled and the 'GP Surgery Steering Group' are apparently looking to possibly build a surgery attached to one of the housing developments. Even if this were to go ahead, it would take too long to address the immediate and urgent need.</p> <p>I note Bucks, Oxon & Berks West Integrated Care Board responded to this application to say that potential residents would be treated at either Gosford Hill MC in Kidlington or Woodstock Surgery. We were patients at Gosford Hill MC for over 20 years and a couple of years ago were sent a standard letter addressed to out of boundary patients to say we were being removed from Gosford's patient list due to lack of capacity relating to housing already planned for the area within their boundary. When I enquired where the boundary for Gosford MC was, I was told it was Langford Lane (the far side of the airport from Woodstock). When I checked with NHS Integrated Care Board, I was told that surgeries set their own boundaries. Luckily, Woodstock took us on!</p> <p>Traffic/Parking Dependence on cars would be inevitable as this development would be just too far away for residents to routinely use alternatives. Local roads would be further severely affected, with parking in Woodstock already challenged; paid/permit parking exacerbating the problem as 'knock on' parking on non-permit streets create single-lane roads, due to cars parking on one side the road. (Shipton Road by the schools and Brook Hill are primary examples).</p> <p>Sewage Treatment Capacity I refer you to the submission made by Windrush Against Sewage Pollution, which highlights Thames Water's failure to treat current levels of sewage and damage already being done to local rivers, including the Glyme and downstream into Blenheim Lake.</p> <p>Heritage & Landscape I refer you to the submission by Woodstock Town Council</p> <p>Schools I believe Woodstock schools are at capacity, taking into account the other three planned developments.</p> <p>I sincerely hope that this application will be refused, as the previous application was, as</p>

approval would further seriously damage Woodstock.

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Attachments