


14 Round Close Road
Adderbury
Oxfordshire
OX17 3EE

31st December 2015

Head of Public Protection and Development Management
Cherwell District Council
Bodicote House
Bodicote
Oxfordshire
OX15 4AA



Dear Sir/Madam

Objection to proposal for the Demolition of existing chapel and erection of 4 dwellings

Planning Application 15/01540/F

We are the owner occupiers of 14 Round Close Road which faces immediately onto the site of the proposed development and wish to object to the proposal on the following grounds:

1. The erection of 4 dwellings will lead to over development of a small site having inadequate provision for off road car parking.

Round Close Road is already used continuously for on road parking by users of the facilities at Lucy Placket Playing field. Visitors to these proposed dwellings can only make things worse by having to park on road.

This restricts cars passing and proves hazardous for pedestrians who use it constantly for access to the park. There are no pavements or refuges for their protection. We would like to stress that pedestrian traffic predominates by which we mean, very frequently, young children, including families with toddlers as well as dog walkers and the elderly. Children are often unaccompanied.

This is all on a daily basis by people, not only going to the park but walking through the churchyard to the rest of the village.

We also have big events through the summer when the congestion is severe and on street parking has to be banned temporarily.

2. There appears to be inadequate provision not only for the storage of recycling bins but also for appropriate near road placement on collection days.

Putting bins out onto the road will not be an option with cars parked opposite.

3. Egress from the site by cars will be hazardous due the narrow access road provided and limited visibility due to roadside nature of Partridge Court.

If there is inadequate turning facility within the development then reversing onto the road will be likely. Please reference our remarks above about the importance of protecting children and vulnerable adults.

4. The restriction on the use of Stone facing to the front of the properties will not be in keeping with the immediate neighbours in a conservation area.

5. **Inadequate thought has been given to rain water soakaway** in a road which has experienced flooding twice in the past few years, requiring fire brigade pumping out of flooded housing on one occasion.

The road seems to have barely adequate surface drainage and we are concerned that this development will either exacerbate this or be prone to flooding itself dependent on the slope of the land.

All of these objections would be significantly ameliorated were the number of separate dwellings to be reduced to 3 or 2, in which case, subject to sight of any new proposals, we would withdraw any objections as the village is in need of affordable housing for our young people.

Yours Sincerely

Dr Reginald J McLean and Mrs Janice McLean