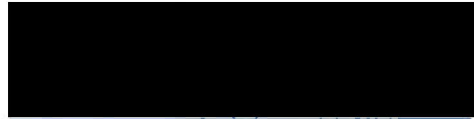


CDC
11 SEP 2019
POST ROOM

JRC Mutch
Long Hedge, Boddington Road
Claydon, OXON OX17 1HB



Clare O'Hanlon
Planning Department
Cherwell District Council
Bodicote House
Bodicote
OX15 4AA

7 Sept. 2019

RECEIVED
11 SEP 2019

Dear Clare

Re Planning Application No. 18/00904/F August 2019

I believe that this application should be refused and that the following objections should be considered when coming to that decision.

This application does not satisfy the need for additional housing, it does nothing for the environment in fact it would cause considerable damage, mainly to the landscape and to the local population of Claydon.

It is purely an attempt to make a considerable amount of money by exploiting access to agricultural land. It has nothing to do with farm diversification which I would fully support in the right circumstances, which this not.

The amendments to the previous two applications would seem to be a misjudged attempt to confuse the planning committee, which I hope they will not.

Moving the access road would seem to ignore the close proximity to the two hazards, namely the canal bridge and the old railway embankment. It still does not accept that steps should be taken to restrict the increasing flow of traffic, cars and HGVs on this narrow and substandard road. We already suffer from speeding vehicles in Claydon and with the absence of pavements, increasing numbers of

elderly pedestrians and lack of street lighting any increase in traffic should be prevented. This marina would mean twice many movements through the village by *residents* of the marina travelling to Banbury to access the motorway and other major roads.

The bunds are too high and will be liable to erosion due to water saturation. The ground works to create the marina and lake will necessitate the removal of a considerable amount of soil which instead of being removed from the site will be used to build the bunds. They are not necessary to the proposal and the end result is to spoil the landscape. The main aim is surely to avoid the cost of removal.

There are already sufficient berths in surrounding marina developments and any more will result in a concentration in the area and further congestion through the locks at Claydon where problems of queuing are happening now. The granting of this proposal could result in the total number of moorings being increased to approx. 750.

This revised proposal still ignores the very poor state of access roads and the current use by motor vehicles, pedestrians, dog walkers, horse riders and a considerable number of cyclists. We are being encouraged to reduce the use of cars and encouraged to go by bus – Claydon does not have a bus service. We do not have a shop or a pub. There is no street lighting and all of this results in a very quiet rural village, which is why many residents live here and wish the environment to be preserved.

I am concerned about the foul water drainage proposals which would seem inadequate for the proposed number of berths. Do toilets on the boats contain formaldehyde and how or where will they be emptied?

The Boddington road is currently used by heavy agricultural traffic and the increasing size of these vehicles will make it impossible to pass due to the complete lack of passing places. **The continued use of agricultural vehicles is essential, any additional traffic from a marina is not.**

The application has been ill thought out. It is too large. Will damage the landscape. Cause an excessive loss of water. Damage roads. Create far more hazards on the roads to the north and through Claydon. It is in the wrong place.

The average population in Claydon over the last **218 years** has been fairly constant at 276. It is currently 256. This proposal would bring in 150% more residents than currently living here and the proposal should be refused.

There are 5 possible routes in and out of Claydon, all are very narrow. They are not suitable for heavy traffic and all drivers need to exercise caution particularly considering bends and use by others. Any development that could cause additional road traffic should be refused.

The condition of the Boddington Road to the north of Claydon is so bad with potholes and very wide cracks that ANY MORE traffic would cause further subsidence. This is particularly evident adjacent to the proposed development and is made worse by the obvious lack of any passing places.

It is hoped that the members of the planning committee tasked with making a decision on this proposal have the foresight to consider future implications of a poor attempt to make a considerable financial return without any consideration of its impact on the local community and environment.

The areas around Banbury are being changed by housing developments on what was previously productive agricultural land resulting in considerable traffic congestion at peak times. Please don't allow this to happen to the smaller rural communities within the control of Cherwell.

Yours faithfully

A solid black rectangular box redacting the signature of JRC Mutch.

JRC Mutch