

Rachel Tibbetts

From: Andrew Lewis
Sent: 03 June 2020 21:25
To: Andy Selway
Cc: Planning
Subject: RE: Further comments to be added for 18/00825/HYBRID (2 Hart Walk)

Mr Selway

Your letter has been correctly addressed to my colleagues who will ensure it loaded on to the correct web page and I have noted the contents. Normally we do not respond to individual consultation letters but some of the points you made need to be addressed

This is a major development proposal so I appreciate the difficulty people may find in addressing the issues they need to consider. As I explained to you in our fairly lengthy conversation some three weeks ago the latest scheme is clear from the documents on the web site in particular the composite parameter plan showing the range of proposed land uses and the supporting planning statement that sets out fairly succinctly what is being proposed and what has changed. The residents at Heyford Park also has a Parish Council and Community Association which I am sure would be happy to help support its community.

I also realise the difficulty we are all experiencing currently because of coronavirus but the Government advice is clear that Local Planning Authorities should continue to process planning applications as best they can.

However some of your implications need to be corrected about consultation. Over a thousand letters have been sent to local residents, twice in fact, once when this application was first submitted in 2018 and again in May when it was revised. So in terms of plans "forever changing" you are I fear incorrect as the scheme has been modified once in two years. In addition, several notices have been posted on site to advertise the application, in the community centre and even in the local press. Residents who recently purchased their property and undertook searches should also have been informed of the sites allocation as a major strategic development site and of the main planning history which dates back 25 years now.

Finally, Parcel 34, together with Parcel 38, seeks to provide up to 925 sq.m of community buildings. This particular use could address the use of premises for entertainment and leisure purposes including Cinemas, Concert halls, Bingo halls, and Dance halls but as it is associated with the sports park it is more likely to be an "area for other indoor or outdoor sports or recreations, not involving motorised vehicles or firearms."

Regards

Andrew Lewis

Andrew Lewis

Principal Planning Officer – Major Projects Planning Team Development Management Place and Growth Directorate
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www.cherwell.gov.uk

My usual office days are Monday to Thursday

Online planning register: <https://planningregister.cherwell.gov.uk/>

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Coronavirus (COVID-19): In response to the latest Government guidance and until further notice, the Planning Service has been set up to work remotely, from home. Customers are asked not to come to Bodicote House but instead to phone or email the Planning Service on 01295 227006: planning@cherwell-dc.gov.uk. For the latest information about how the Planning Service is impacted by COVID-19, please check the website: www.cherwell.gov.uk.

-----Original Message-----

From: Andy Selway [REDACTED]
Sent: 03 June 2020 19:45
To: Planning <Planning@Cherwell-DC.gov.uk>
Cc: Andrew Lewis <Andrew.Lewis@Cherwell-DC.gov.uk>
Subject: Further comments to be added for 18/00825/HYBRID (2 Hart Walk)

Hi Andrew

I commented on this online; but would like to add more, since speaking to other residents. Please can this be added to our comments online and could you email me back to confirm that this has been included.

I am 2 Hart Walk. (Andy Selway)

It seems clear that many people have either not received the letter in terms of the planning application (so don't even know what's happening or don't know they have an option of commenting), or do not understand what is being proposed, due to the complexity of the supporting documents.

It's also coming to light that the plans are forever changing and people do not know what the original planning looked like and how anything has changed or being proposed. Everyone seems to have a different idea, based on when they moved here of what the final plans look like.

Therefore, there is a lot of confusion and I don't think this is allowing for a meaningful consultation, as people do not know how this is going to affect the community or themselves personally. So, I don't feel that the consultation is very genuine at the moment. I don't also feel this is the right time to be doing this in light of the COVID-19 situation, as people have other things on their minds, so it feels like this is not getting the proper attention that it needs to have. It's almost a little bit stealthy feeling.

A lot of people feel this needs to be addressed at a Townhall type meeting, so that everyone can be given the same information and be able to ask questions and then put forward any objections and comments based on an actual Understanding of the facts. I think that is the fairest way to do this.

I also forgot to mention that we already get sewage smells on our property, from the existing sewage works. Which will only increase with more houses being built. (For Parcel 17) so we object on that basis.

There has also been some confusion over the building restrictions with the radius around the sewage works. I've also noticed and also have additional concerns that if the current field behind our property is turned into a sports pitch, people will start parking on the street, and we already suffer greatly from school parking down Wellington Road, which is very dangerous already due to the narrow road. This is therefore in addition to our objection over increased noise, increased light pollution, increased traffic and a high impact on local wildlife that a sports pitch/centre will have. (for parcel 18)

Please can you include this in your final comments for 2 Hart Walk.

We are also unsure what parcel 34 is going to be used for (proposed) - so cannot unfortunately comment at this time on this.

Kind regards,

Andy Selway

Sent from my iPhone.

> On 2 Jun 2020, at 15:55, planning@cherwell-dc.gov.uk wrote:

>

> Dear Andrew Selway,

> Thank you for your email making the following comments on application number 18/00825/HYBRID:

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> "We object to floodlighting being used on the proposed playing field (site 18) as this facility will potentially be used all through the evenings till late, with both light and noise pollution directly our property which is adjacent to the field. This will also add to the current high levels of light pollution in the local residential area, plus the increase of noise (both in terms of volume and frequency) will likely include weekends from early morning, until late. It will be non-stop noise, similar to the one at Kingsmere.

>

> I am guessing it will be astroturfed, which as opposed to recreational field space will have a detrimental effect on local wildlife in this area - including wild birds, the many bats and small mammals that use the field and supporting hedges for food - this will totally change the current ecosystem. I also believe that there was an initial plan for a community orchard or allotments (which would make more sense as it is currently farmland) and I believe there was supposed to be a consensus with residents about this being an option for use - which has not been done. Therefore, we feel this option should also be explored prior to any decision being made.

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> This allotment / community orchard will therefore have a good sustainable use that will benefit the community, the local wildlife and will not contribute to noise or light pollution or attract the level of traffic sports fields will attract. Surely there is land for a sports field away from residential houses?

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> We also object to the fact that the over 50s retirement properties will be bang next to this, which isn't fair to that demographic. Especially given the fact they were assured that land would not be built upon!

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> A sports field with added noise, light pollution and additional traffic will benefit Cherwell yes, but us residents will have to bear the brunt of this and I feel will not benefit as much as non-residents and will be to our detriment.

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> Your comments have been forwarded onto the planning officer dealing with this application, who will take your views into consideration when determining this application. We are sorry but the planning officer will not be able to respond directly back to you regarding any questions which you may have raised in your correspondence.

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> You can view the progress of this application at <https://planningregister.cherwell.gov.uk/Planning/Display/18/00825/HYBRID>.

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> Thank you for taking the time and trouble to let us have your views on this planning application.

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> Planning Support Team

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