

South Oxfordshire Local Plan Proposed Main Modifications Consultation Comment Form

Please return by midnight on Monday 2 November 2020 via email planning.policy@southoxon.gov.uk or post to Freepost SOUTH AND VALE CONSULTATIONS (no stamp is needed and no further address is needed)

This form has two parts:
Part A – contact details
Part B – your comments

Part A

Are you responding as an: (please tick)

<input type="checkbox"/>	Individual	<input checked="" type="checkbox"/>	Business or organisation	<input type="checkbox"/>	Agent
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A name and contact details are required for your comments to be considered.

	1. Personal Details	2. Agent Details (if applicable)
Title	<input type="text" value="Mrs"/>	<input type="text"/>
Full Name	<input type="text" value="Jo Murphy"/>	<input type="text"/>
Organisation (if relevant)	<input type="text" value="Chalgrove Parish Council"/>	<input type="text"/>
Job Title (if relevant)	<input type="text" value="Parish Clerk"/>	<input type="text"/>
Address Line 1		<input type="text"/>
Address Line 2		<input type="text"/>
Address Line 3		<input type="text"/>
Postal Town		<input type="text"/>
Postcode		<input type="text"/>
Telephone Number		<input type="text"/>
Email Address		<input type="text"/>

Sharing your personal details

Your name, contact details and comments will be shared with the Planning Inspector and a Programme Officer, who acts as a point of contact between the Council, Inspector and respondents.

This means that you may be contacted by the Programme Officer or the Council with updates and in relation to any necessary consultations on the Local Plan. This is in accordance with Regulation 19 and 22 of the Town and Country Planning (Local Planning) (England) Regulations 2012, Regulation 13 of The Environmental Assessment of Plans and Programmes Regulations 2004 and Regulation 102 of The Conservation of Habitats and Species Regulations 2017.

We have received assurance that the data passed to the Planning Inspector and Programme Officer will be kept securely and not used for any other purpose. The Inspector and Programme Officer will retain the data up to six months after the plan has been adopted.

Comments submitted by individuals will be published on our website, alongside their name. No other contact details will be published. Comments submitted by businesses and/or organisations will be published, including contact details.

Please refer to our Privacy Notice regarding how your personal data is used for this consultation, available on our website southoxon.gov.uk/newlocalplan. If you would like to know more about the councils data protection registration or to find out about your personal data, please visit: southoxon.gov.uk/dataprotection

Future contact preferences

As explained above, in line with statutory regulations, you will be contacted by the Programme Officer (and where necessary the Council) with relevant updates on the Local Plan. South Oxfordshire and Vale of White Horse District Councils have a shared planning policy consultation database. If you would like to be added to our database to receive updates on other planning policy consultations, please tick the relevant district box(es):

- I would like to be added to the database to receive planning policy updates for South Oxfordshire
- I would also like to be added to the database to receive planning policy updates for Vale of White Horse

Part B – Please use a separate sheet for commenting on each proposed main modification or consultation document

You can provide your comments on the Emerging South Oxfordshire Local Plan Proposed Main Modifications in this section.

The list of documents you can comment on are:

- Schedule of Proposed Main Modifications
- Schedule of Policies Map Changes
- Sustainability Appraisal Report Addendum
- Habitats Regulations Assessment Addendum

Please note we are inviting comments on the Proposed Main Modifications and documents listed above only - this is not an opportunity to make comments on any other part of the Plan.

If you are commenting on the Main Modification document, please provide the main modification number (for example MM1) in the box below.

If you are unsure of the 'modification number', please refer to the Schedule of Proposed Main Modifications.

If you are commenting on any of the other consultation documents (for example the Sustainability Appraisal Addendum), please provide the relevant section, paragraph or page number in the box below:

Modification Number or Document, section, paragraph or page number

**Main Modification Document (MM2, MM4, MM8, MM10, MM49, MM52, MM53, MM55, MM63, MM64)
Sustainability Appraisal (Objectives 1, 3, 4, 5, 6, 7, 8, 9, 10, 13)**

Please provide your comments below:

If your comments are over 500 words it would be really helpful if you could also provide a summary of your comments using the text box in the next question.

If you wish to include any supporting documents, please attach them to this comment form.

PLEASE SEE ATTACHED DOCUMENT

If your comments cover more than the boxes provided, please use the space below to provide a summary. You are not required to summarise your comments, but a summary would help us in our reporting.

Please provide your summary below:

PLEASE SEE ATTACHED DOCUMENT

Thank you for your comments.

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Chalgrove Parish Council

Monday 2nd November 2020

SODC Planning
(via email)

Re: Emerging South Oxfordshire Local Plan Proposed Main Modifications Consultation

Dear Sir/Madam,

Thank you for the opportunity to comment on the modifications.

Proposed Main Modifications

MM2 Chalgrove Parish Council agree, however building on Chalgrove Airfield does nothing to relieve the need to travel.

MM4 Chalgrove Parish Council agree with the policy to encourage development close to major employment centres. However, the inclusion of 'larger villages' in this new wording skews its intention to 'reduce the need to travel'. Larger villages are not necessarily large employment centres, and will therefore increase the need to travel.

MM8 Chalgrove Parish Council agree that housing densities should be calculated and local circumstances taken into consideration. However, Page 42 refers to higher densities where there are sustainable transport opportunities. Chalgrove does NOT have said sustainable transport opportunities, and this plan does not respect the scale and character of Chalgrove.

MM10 Chalgrove's needs are met very well today, it does not want or need to be the commercial centre for the wider community, with unnecessary increased traffic. This plan would undermine the present economy in the village, contrary to Para 121 of the NPPF.

The realignment of the B480 has angered residents of Chalgrove, taking away the bypass at the same time planning bypasses for every adjacent village.

Your reference to "*due regard to the heritage and landscape setting of existing settlements*" is a fine policy but your plans for Chalgrove do not comply with this.

Page 47: Improvement to public transport – at present this would appear unsustainable and extremely costly, as stated by Thames Travel and Stagecoach calculations due to the remoteness of the area.

Page 48: Encourage cycling and walking – fine words but there is very little space for safe cycling .

The net gain in biodiversity is to be welcomed. It has already been stated that there will be a great loss of biodiversity if the Chalgrove site goes ahead. No amount of trees will compensate, and it would also be dangerously close to aeroplane manoeuvres re bird strike.

MM49 Page 147: "*Good connections and high quality infrastructure are essential to our quality of life*" Chalgrove Parish Council agree – so why plan to build at Chalgrove where there is no railway, no major road or reliable public transport? ALL infrastructure needs to be brought in.

All correspondence to: The Parish Clerk – Jo Murphy, Chalgrove Parish Council

web: www.chalgrove-parish.org.uk



MM52 Page 169: *“countryside and rural areas will be protected”* Chalgrove Parish Council agree- so why build at Chalgrove, replacing an area of grassland with high rise flats and a commercial town, bringing more traffic through the unclassified lanes and by-roads?

Please see attached letters from local children, previously sent to you in 2017, who clearly do not wish for the Airfield development to proceed.

MM53 Page 170: As stated previously it is not safe to replace grassland with trees in the proximity of an airfield.

MM55 Page 174: Chalgrove Parish Council agree with the 10 metre buffer zone. A comprehensive construction management plan to protect the water courses would be essential at Chalgrove, where this plan will increase the risk of future flooding.

MM63 Page 198: Chalgrove Parish Council agree that all development should be built to a high standard. That means materially as well as energy saving.

MM64 Page 199: *“where the character assessment is made in the NDP it must be identified in future development”* Chalgrove Parish Council agree; the Chalgrove NDP said that land north of the B480 should be for industrial use and land south for residential use, so development on this site should not be allowed.

Sustainability Appraisal

Chalgrove Parish Council agree with all the Objectives, but not in the scores given when considering the Chalgrove development.

Objective 1 Chalgrove Parish Council suggest one tick - ✓

It recognises the significant issues with the current capacity of road network. Major and costly improvements are required to develop the Chalgrove site.

Objective 3 Chalgrove Parish Council suggest one tick - ✓

It will not improve accessibility for current residents of Chalgrove. The land may be there but there are no precise and detailed plans for future health care or how it will be funded.

Medical facilities will be at a greatly increased walking distance from residents of the village.

Objective 4 Chalgrove Parish Council suggest a question mark - ?

We do not believe this to be true. There will be only one health care facility available until the present surgery is full to capacity and then replaced in the new development.

There are no provisions for any religious centres. It has been said that a new church is out of the question. Cohesion between new and old communities will take time and a lot of good will.

Objective 5 Chalgrove Parish Council suggest a question mark - ?

Air quality in Chalgrove village and the centre of the development may deteriorate due to increased traffic and speed limitations.

Water pollution of the valuable chalk stream that is Chalgrove brook will be increased by run-off from the town.

Objective 6 Chalgrove Parish Council suggest two crosses – XX

There will be a significant increase in the need to travel by car, causing more congestion at pinch points and



on surrounding country lanes. Pedestrians and cyclists will not be safe due to a lack of pavements. Thames Travel have reported that it would be unsustainable and costly to provide the required bus services, to the tune of £18 million.

Objective 7 Chalgrove Parish Council suggest one cross – X
It has been noted that there will be a great loss of biodiversity.

Objective 8 Chalgrove Parish Council suggest one cross – X
The NPPF are, at present, reconsidering their decision to label all airfields as brownfield sites. Chalgrove Airfield is not on SODC's register of brownfield sites. It is over 80% greenfield grassland, used for grazing and haymaking. Chalgrove Parish Council do not agree that building here would enhance the views.

Objective 9 Chalgrove Parish Council suggest a question mark - ?
We believe the heritage of the area should be respected.

Objective 10 Chalgrove Parish Council suggest one tick - ✓
We agree with addressing climate change.

Objective 13 Chalgrove Parish Council suggest two ticks - ✓✓
We agree that there will be space for employment. However Martin-Baker Aircraft Company will be unable to operate on the proposed new runway as it is too short. Chalgrove Parish Council feel it is extremely unsafe to plan for homes so close to an active airfield and an area where explosives are tested.

Yours sincerely,



Cllr. Ann Pritchard
Chairman
Chalgrove Parish Council

Dear Local Council,

I am speaking for my village, the animals and the people. On matter of the Chalgove Air Field. Don't build 3500 houses feild.Please.If you care. Read on...

Picture this, all the new houses, (just finished,) destroyed by a rampaging flood. However hard we try, flooding is just natural. Also, the older houses in chalgrove would just get more rapid floods. It would be devastation.

Just imagine, where majestic barn owls once used to hunt, cars would rumble down huge tarmac roads. Building those houses would cause devastation, not just in the animal kingdom; have you thought about how much the flooding would affect houses, old and new?Pepole shouting. Cars polluting. Clear night skies, ruined by light pollution. Chalgrove would become a battle field once again.

Have you ever felt the exhilaration of a munk jack deer, crossing a country road?

We will no more.

Have you ever had a hedgehog shuffle into your garden?

We will no more.

Have you ever heard the erie call of a Barn Owl eco across a forest?

We will no more. We understand your cause to make more houses, but surely there can be other sites? And also, there is something you forget; it's our air field too. When I say 'our' I mean all of us, the children's, the adults, the elders.

It's our airfield too.

Thank you, for taking the time and effort to read my letter. As much as we want a swimming pool, and a cinema, we want our airfield much, much more. Let me leave one thought lingering in your mind, it's our airfield too.

Looking forward to a reply,

Year5 pupil age10

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

7th April 2017

Dear local council,

I am writing to concern you that your building houses in the air field. We are probably going to have a flood and we don't want that to happen because all of our houses will be washed away. All of our toys and electronic things will be broken and smashed to pieces.

Just imagine if you built the houses you will cause traffic around the village. As well as all the animals will get killed. So please don't build houses. Just think of all of the children. Imagine if you were children and we built houses what will you feel?

It will ruin our quality of life because Chalgrove is a really nice village and we don't want to get Chalgrove into a scrappy village like an old dump. This will cause a flood and we don't know where it will go. Animals gone village gone Chalgrove demolished.

Since 2012 more houses has been built which is a good thing because people can live there. But it is also a bad thing because we will have a flood. More animals like cats, dogs and other animals WILL probably die.

Your sincerely year 5 pupil (age 10)

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

7th of April 2017

Dear local council,

I am writing to urge you to not to build the new houses for several reasons like the traffic, the nature, and the flooding. Flooding has already created several reasons for everyone in Chalgrove. The trees, the animals and we will go. In the airfield it helps us to overcome the fear of flooding, but if you start to build on top of it, not only will it flood the old houses, but the new ones as well.

Reconsider your actions now.

Just imagine the ruby red poppy's being destroyed, not to mention the lush green grass. As well as that, the beautiful diamond blue sky will turn grey in pollution. Children will no longer hear the early morning chirrup of the birds, instead their minds will come defeated and clouded by hearing the distinct rumble of the cars. Did you know the 3,000 houses will cause devastation, (as you are building on top of history?)

Those animals losing their lives, for nothing. Over 50% of Chalgrove would NOT want this to happen. Who does, who would? Did you know that villages are only meant to grow by 15%, and if these new houses are built, instead it will increase by 75%! Who wants it to happen? Nobody does. The airfield to be built over by houses. Over the 16 years the houses will be taking to being built, the flood would have already come, and it will be too late. The last time it flooded, a couple of houses were flooded to, and I do not see more including my own, my friends, or even the school. I do not want to see this, the school does not want to see this, and everyone does not want to see this. This quiet, calm and peaceful will be transformed into, not a heaven, but a dump with a crowded, rushing, and busy city.

STOP THIS NOW, OR IT WILL ONLY GET WORSE...

Everyone's hearts will break, shatter and will become beyond repair. What is more important, glory and glamour, or perfect and peaceful? You can never force us to do anything; these houses should not and never be built. We are already perfect and happy how we are, and you will not ruin that for us, how will a cinema improve our education in this new school that you are planning to build, but not even that could tempt us.

All of my reasons are now summed up into this. By now you should feel like me, like the village, like EVERYONE. Overall if you start building these houses, the village will go from light and colourful too dull and grey. In conclusion, everyone agrees that these houses are a bad influence and impact on this village.

Stop this, before it starts...Hoping for your reply soon,

Yours sincerely, Year 5 pupil, Age 10

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

Dear who may read this letter,

I am writing on behalf of the whole of Chalgrove (who do not agree with the houses being built.)
Flooding and traffic will become a terrible effect on Chalgrove when the houses are built am urging you to
STOP! Pause what you're doing and read this letter. I plead you to not build these houses.

Just take a step back and observe the wondrous village that stands in Oxfordshire. Everybody
knows everybody. It may be a small village but we care about it and we want it to stay the same.
NO fancy swimming pool or cinema is going to change our minds. Don't think that we're not
going to fight back, because we ARE!

Most people would agree that flooding will be a big effect on chalgrove when the houses are built.
Now the village has less water from flooding, this is because the airfield now soaks up all of the water...
however when the houses are built the concrete will not soak it up! This will cause more destruction
than it would now! Did you know there are two barn owls nesting on the airfield their home will be
wrecked when the houses are built? EVERYBODY knows that poppies grow there every year which
make a beautiful view that you will be building on. No life... animals have nowhere to run... emerald
green grass will die. Diamond skies will die and be filled grey with pollution! Trees, bushes and flowers
lay dead like soldiers on a battle field...

Just imagine, the children's hearts broken into splinters. Imagine how unsafe your children will be with
all of the strangers lurking. Just imagine, the wildlife drowning from floods. Just imagine the havoc of
traffic in the morning in night. Put your feet in our shoes; feel what we feel.

Since 2007, I have been in chalgrove there has been some tweaks, but no helpful tweak was as
destructional as this change please change your mind...The village is only supposed to increase by 15% you'll be
increasing it by 75%!

I am enticed to hear your response,

Year 5 pupil (aged 10)

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

7 th April 2017

Dear local council,

I am urging you to reconsider building the houses. Are you aware of the amount of worries from the public? There are enough animals without a home... wouldn't you rather see animals live a happy life or watch them die (with sadness and no home!) You are destroying their HOME where they grew up.

If these plans go ahead you are not thinking about the consequences , what if the village floods (all the new houses will be ruined) and it would have been a ways of time to build them please don't do this. Chalgrove is a village so don't make it a town so stop this before it starts

Picture this if you want to walk your dog it will be more dangerous because there will be more roads which means more cars and some people like to walk their dogs on the fields but that will not happen if these houses are going to be built so dogs can't be happy and they won't get enough exercise, you need to give an overweight dog a lot of exercise to keep it healthy and alive cause it is heart breaking to lose a pet.

Clearly you aren't thinking about the public. Imagine waking up in the morning and herring trucks and diggers outside your bedroom. Some people work hard at night so they need as much sleep as possible to do their job at night .YOU MUST have thought about that before you created the plans.

Overall it is your choice to ever build the houses and help the homeless or you can think about us and say chalgrove is a village and if I make it a town everyone will be upset and their lives will be ruined because of us. MAYBE I CAN STOP IT BEFORE IT START

You're sincerely

Year 5 pupil

(age 9)

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

7th April 2017

Dear local council,

Put your feet in our shoes and listen to the worries that transport around. You want to build houses that will ruin our community. After reading this letter you will not ignore the thought of the destruction that will occur. You will see the little Brocken hatred people that walk along the street because of the animals habitats being destroyed followed by the creatures do you want to do that? I love seeing dears in the field, and hear the owls hoot in the night that gives you a warm smile don't ruin that, be the bigger person. In addition I know you need to build because of the lack of houses in the UK as a result the battle field socks up floods.

Chalgrove is a friendly place every one has talked at least once to someone they don't know. Just imagine how much trust you will destroy daring what you want; just imagine all the may hem that will walk through are little calm village because of what you want. Just imagine all the animals that will be running, but where will they run to.

Think about are village, it is not just yours. You now the drain system won't cope every time. You can make sure that don't happen. Sit up and stand tall and admit this is wrong. You will be increasing the little gaps of the village for the flood to travel. Do you really want to commit to destroying houses? Will your hard work pay of? Is it worth it?

You are only thinking of what you want. **You** will be destroying animals and their habitats. **We** do not want are village turned into a town. **We** expanding are village by 375%when we are only supposed to grow by 15%. **PLEASE!** Please please don't ruin my home.

I look forward to hearing from you.

(year 5 pupil 10 years old)



Monday 24th April 2017

Dear Local Council,

I desperately urge you to the concern of whole community on behalf of my school. Put your feet in OUR shoes, and see our unique opinions. Specifically, building houses on our property is disgraceful. Furthermore, exquisite poppies, tulip and wildlife bloom gracefully, like rainbows, and joyful creatures scuttle around like clouds in the blue of the sky. However after a handful of houses get built, they slowly suffer, eventually dying in desperation of a home. Would you want that? Would WE want that?

Peaceful as heaven, is what our domain is. In future, developing into a polluted wasteland is our united section / home. Picture that. Knowing the need of houses, in the UK, is acceptable, but that is the wrong way. Do it the RIGHT way.

Imagine the long lush grass, the ruby red poppies, the succulent air, all of those features gone... Because of you! The chirping of fluffy ducklings replaced with the rumble of the distant cars. Is it really worth the sacrifice of nature? We strongly feel passionate. OUR opinions matter! We plead you. We beg you. We request you. We implore you, to not build these houses! A village to a town. For the last time I share my opinion, don't build these homes.

Do what is right.

Your sincerely

Year 5 pupils

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

7th April 2017.

Dear local council,

Why would you want to build on years of history; can you think about the lush emerald green grass? Strangers will be roaming the dark and gloomy streets. Do you want your child to be snatched?



more tax will get paid in
but it will be bad for the environment

The 3500 houses that will be built or not
'however just THINK... All hope lost no
mercy! Just think!?

Just imagine all of the traffic and the chaos
.that can and will affect all of us... This
could affect schools money and reputation.

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

7th April 2017

Dear Local Council,

I am writing to urge you not to build the 3500 houses .Are you aware of all the worries surrounding the village? Put your feet in our shoes and feel what we feel.

Just imagine that from there being loads of animals to there being **NOTHING, nothing** there. If these plans go ahead all of these new houses will be destroyed.

The truth is if these plans go ahead there will be no animals living in Chalgrove **ANYMORE and** you and just you will be the one to blame.

Did you know that the airfield sucks up all of the water? If you turn the(emerald green) grass into concrete and then put houses on it the water will not be obsored .if it gets turned into concrete it won't be able to suck up the water, because of the houses being there. There won't be a lot of space so it will just start rising and rising and will flood the houses and they will just be destroyed all that money will have be **WASTED .GONE.**

Why do you think it's bad to build the houses?

You're sincerely

Year 5 pupil

(Age 10)