

# Comments for Planning Application 20/00934/FUL

## Application Summary

Application Number: 20/00934/FUL

Address: Land To The Rear Of The George Inn 5 Sandford Road Littlemore Oxford Oxfordshire OX4 4PU

Proposal: Erection of 2 x 1 bed, 3 x 2 bed and 3 x 3 bed dwellings with associated off-street parking, private amenity, secure bicycle parking and recycling and refuse storage provisions.

Case Officer: Clare Gray

## Customer Details

Name: Mr Bryan Gelder

Address: The Old Coach House Lanham Way Oxford

## Comment Details

Commenter Type: Neighbours

Stance: Customer objects to the Planning Application

Comment Reasons:

- Access
- Amount of development on site
- Effect on adjoining properties
- Effect on existing community facilities
- Effect on privacy
- Effect on traffic
- General dislike or support for proposal
- Light - daylight/sunlight
- Noise and disturbance
- On-street parking
- Open space provision
- Parking provision

Comment: After due consideration I believe this project to be over development of a small piece of land.

The size of the properties are not in keeping with the area, the properties have too small a floor area for family living, particularly the 2 and 3 Bedroomed houses.

There are no open spaces for children to play in, their only play area would be the narrow roads. Plots 1&2 are close to the back of our house, blocking out light from our windows. We are being denied access to the back of our house for maintenance, with the wall being used for ball games and the like. The owners of plots 1&2 will be fixing and growing plants up the back wall causing damage and damp to appear in the wall.

The exit onto Sandford Road, is blind in both direction with the probability of a minimum of 24 cars

a day making entrances and exit. This turn is already dangerous when there are vehicles parked in the road.

The currently marked Green space areas with in the Parking provision, will soon become more Parking spaces

The section of road in front of house 1 and 2 and the side of No 3 across the road is too narrow for passing cars from Nos 3,4,5,6,7,8. The pavement outside 1 and 2 will be used as a parking area, making this entrance even narrower. What happens if an emergency vehicle requires access when this section of road is blocked by parked cars? Their

The allocated parking for the pub is insufficient for customers of the pub. Cars will be parking on the road and in the Bus stop area. Cars parked on the road will increase the blind exist when leaving the exit and force cars out into the middle of the road when entering, to obtain a better view of the entrance.

The George is a local treasure in that it is one of only two public houses in the area, having already lost two pubs to developers. The Landlord has built a relationship with the village, hold annual events, regular music events, raising funds and people power to restore the village hall. Giving support to St Marys Church by way of seniors lunches once a week. The carpark is used by the Church, the local School and the village hall as parking when events are being held. This reduces street parking, in order to make the busy Sandford Road less congested and safer. This project will be the demise of the George in a short space of time, then the developer who owns the George will close the pub down and turn the buildings into flats, extending out the back with even more accommodation

It would be a great loss to Littlemore village if this centre of community was lost. This is not a pub that has no customers or is not able to serve financially. This is a pub that will be lost for the gains of a developer who lives miles away and, does not care about our lives in Littlemore. All they want is a quick profit.