

# Comments for Planning Application 21/00345/FUL

## Application Summary

Application Number: 21/00345/FUL

Address: Wheatsheaf Yard, The Wheatsheaf High Street Oxford OX1 4DF

Proposal: Conversion of first and second floors to create 9no. student rooms, shared kitchen and common area. Formation of 2no. front dormers in association with a loft conversion. Removal of 1no. window to front elevation. Alteration to 1no. window and 1no. door to front elevation. Insertion of 1no. door to front elevation. Provision of bin and cycle stores

Case Officer: Tobias Fett

## Customer Details

Name: Dr Samuel Tusk

Address: Flat 2, 1 Ferry Hinksey Road Oxford OX2 0BY

## Comment Details

Commenter Type: Members of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

- Effect on character of area
- General dislike or support for proposal
- Not enough info given on application

Comment: I'd like to object on the grounds that the upstairs portion of the Wheatsheaf is the last large-capacity grassroots music venue in Oxford city center.

The viability assessment is somewhat disingenuous about the existing provision of live music venues. While the venues listed in the Appendix ( p 37 ) do offer live music in one way or another, all are either outside of Oxford city center or not comparable with the Wheatsheaf in the same way that a pub selling bar snacks is not comparable with a restaurant. To be more specific, those few venues in the city center which have capacity comparable to the Wheatsheaf are either either not dedicated music venues ( Oxford Town Hall, The Old Fire Station, New Theatre ) or do not cater to the same kinds of music ( e.g. the Sheldonian, Holywell Music Room ). I also have no doubt that it would be prohibitively expensive to host grassroots music events, featuring small local bands, at any of these venues.

To verify the importance of the Wheatsheaf you can check the back issues of local grassroots music magazine, Nightshift [REDACTED] which has fairly comprehensive ( non-classical ) gig listings in its central pages. You will find very few listings for city center gigs in venues other than the Wheatsheaf.

The loss of the Wheatsheaf would not necessarily kill off Oxford's grassroots music culture, but it

would effectively exile it to other areas of the city - Cowley Road, Jericho, Botley, and so-on. This is a particular shame at a time when Covid-19 threatens many of the small businesses that give life and diversity to our city center, and could have depressive effects on city center footfall ( e.g. from decreased tourism ) for years to come.