

**Botley West Solar Farm Application: Affected Persons. Registration Number 20054922**

1. I remain very concerned that no drainage assessment has been undertaken at [REDACTED] by the applicant in spite of requests by me to consider the risk of increased flooding at this site. [REDACTED] has a documented history of localised flooding recorded by WODC and Cassington Parish Council which is available for public scrutiny. If solar panels are located on the northern and eastern sections of the field adjacent to our property, (field 2.60 on PVDP's Central Map) there will be an increased risk of surface flooding during periods of prolonged heavy rainfall due to the higher elevation of fields north/east of our and neighbouring properties. Climate change will increase the risk further over time and residents should not be exposed to the risk when better alternatives are available.
2. I have genuine concerns that wildlife, presently able to use field 2.60 on PVDP's map will suffer a materially loss of habitat if solar panels are installed in this field. Presently, the field is home to some of the following wildlife, (muntjak, badgers, rabbits, squirrels, field mice and Canada geese and an array of garden birdlife such as woodpeckers, blackbirds, thrush and in winter, redwing and fieldfare. We, who live here, benefit from co-existing with this array of wildlife which will be lost to the community and replaced by a low yielding solar panels when more efficient alternatives are available. This should not be allowed to happen.
3. Traffic, comprising motorist, HGV's, vans and lorries using the Cassington - Yarnton Road has increased exponentially in the last 2-3 years, the result of frustrated drivers seeking to avoid the long queues on the A40. The impact on local residents is increased road noise and CO2 emissions throughout the day, higher risk of injury to cyclists using the route and a reduced quality of life for those in close proximity to this roadway. There has been no response to requests for information on where along this route cabling is intended, nor how it will impact on residents, in the added risk of compulsory purchase of their gardens/land. I consider it not unreasonable to insist the applicant provides specific plans for consideration before allowing any cabling to be laid.
4. I understand that The Planning Inspectorate has asked the developer to justify their earlier claim that solar panel installations in close proximity to residential properties have no effect on house values. I am extremely concerned that the applicant has selectively drawn reports that support his claim but omitted to include more recent reports that contradict this claim. Has this important issue been addressed/corrected so that I can be assured that the value of my property is not reduced as a result of panels in the field opposite my home. In the event the values are reduced and the application approved I would respectfully ask The Inspectorate to agree the shortfall should be met by the developer.

I continue to be alarmed by the applicant's unwillingness to answer a significant number of questions raised by The Inspectorate. Inevitably one becomes suspicious and question their motives for declining to answer all the questions fully. It can only be concluded that perhaps the answers to the questions raised might result in the application being refused or reduced materially in scale making it an uneconomic proposal to the applicant's backers. I believe the applicant must fully answer the questions or take the consequences.

Yours respectively

Dermot Magee