

For the Attention of Debbie Weaver

13th November 2023

RE: The Bridleway, Brook Lane, Beech Ridge, Botley, SO30 2ER

I, Mr Andrew Doswell, am a Director of Doswell Projects, a developer and house builder, and view and regularly i.e. once or twice a month, collect tiles from the site shown on the attached plan since at least 2009 to the present day, using both the access shown on the site and a previous side access to the site, for construction sites running concurrently for both Doswell Projects and previously for Drew Smith, who I worked for some years ago. To pick up tiles, I have always only used a 7.5t man drop side truck.

It was in fact that during one of my visits to this site in 2012 that I saw the adjoining land at Broad Oak, which prompted me to purchase the land on 11th August 2015. I remain the owner of this land adjacent to the site. Had I not been visiting the site as often as I did, I probably wouldn't have known the land was for sale.

In the years since I purchased the land in 2015, Sam / SDS have consistently maintained the hedgerows between the 2 parcels of land and help to top our fields each year for haylage. During the storms in February last year, Sam even assisted with dealing with fallen trees on and between the 2 parcels of land. I could not ask for a more helpful and accommodating neighbour.

Regarding the yard itself, I have never experienced any problems in relation to the functions carried out there. There are no noise issues nor is there undue traffic.

I have never known anyone, but Sam / SDS deal with or utilise this yard in any way but for the storage of building materials and associated vehicles, nor am I aware of any third party access issues.

Within the timeframe that I have been visiting the site, I have seen during that time that the stacks of materials have often varied in their placement but definitely, the whole of this site has been used, as shown on the attached plan.

The times of my visits to view/collect tiles have always been strictly controlled by the owner, and I have only visited between 8am and 4pm Monday to Friday. I have never visited the site at a weekend.

Whilst the number of collections and the number of materials I have collected from the site has not changed over this time, the removal of the trees has made the manoeuvrability of the trucks within and around the site much easier. I don't see that there has been any increase or decrease in the general use of the site in the time that I have been collecting building materials from the site.

Regards



Andrew Doswell
Director

PROJECT

Land North of Brook Lane, Botley

DRAWING

Site Plan

DRAWING NUMBER

260A_01

DATE

December 2023

SCALE

1:500 @A1

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Design
& Planning

ARCHITECTURAL
SERVICES

02380 900950

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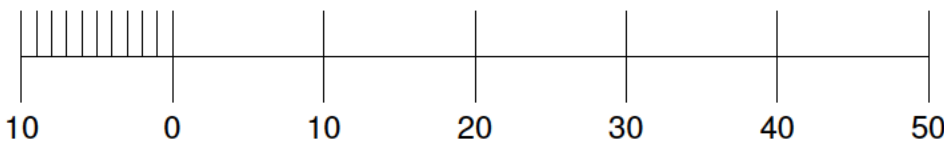
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Produced on 06 December 2023 from the Ordnance Survey National Geographic Database and incorporating surveyed revision available at this date.
This map shows the area bounded by 450344 112823,450486 112823,450486 112965,450344 112965,450344 112823
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-  HISTORIC SITE ACCESS
-  CURRENT SITE ACCESS



Site Plan 1:500