

**Case Officer:** Linda Griffiths

**Recommendation:**

**Applicant:** Vistry West Midlands

**Proposal:** Discharge of condition 31 (Fire Hydrants) of 06/00967/OUT

**Expiry Date:** 9 April 2021

**Extension of Time:** 9 April 2021

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## **1. APPLICATION SITE AND DESCRIPTION OF APPROVED DEVELOPMENT**

- 1.1. This application relates to the Kingsmere Phase 1 development, which was allocated for development through the Non-Statutory Cherwell Local Plan. Outline planning consent was granted in 2008 and construction began on site in July 2010. Development across the site is now nearing completion.
- 1.2. The site was divided into development parcels and individual parcels have been built out by a number of different house builders. This application relates to Parcels KMF and KMG which are being built out by Linden Homes, now known as Vistry Homes.

## **2. CONDITIONS PROPOSED TO BE DISCHARGED**

- 2.1. The application seeks to discharge condition 31 of the outline permission in respect of parcels KMF and KMG relating to the provision and position of fire hydrants across the two parcels. The application is accompanied by a water layout plan indicating the position and number of fire hydrants.

## **3. RELEVANT PLANNING HISTORY**

- 3.1. The following planning history is considered relevant to the current proposal:

06/00967/OUT – outline consent granted for up to 1,585 dwellings and associated infrastructure;

17/02582/REM – reserved matters consent for parcel KMG;

17/02072/REM – reserved matters consent granted for both parcels KMF and KMG.

## **4. RESPONSE TO CONSULTATION**

- 4.1. OCC – Fire Officer – no objection.

## **5. APPRAISAL**

- 5.1. The application documentation which includes the water layout plan has been assessed by the Fire Officer. The Fire Officer raises no objection to the submission and the condition can be discharged accordingly.
- 5.2. The original application was EIA development. The application submission relates to the provision of fire hydrants only across the parcels which does not cause any additional impacts on the environment above those already considered through the

ES. Therefore, the EIA is considered sufficient for the purpose of considering the information provided for this condition and it has been taken into account in considering this subsequent application.

**6. RECOMMENDATION**

That Planning Condition 31 of 06/00967/OUT be discharged based upon the following:

Condition 31

Water layout plan 220920-KM4-MU04 Rev B

Case Officer: Linda Griffiths

DATE: 8 April 2021

Checked By: Andy Bateson

DATE: 9<sup>th</sup> April 2021

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