

Case Officer: Hansah Iqbal

Recommendation: Approve

Applicant: Begbroke Oxford Limited

Proposal: Discharge of Condition 19 (covered cycle parking facilities) of
18/00803/OUT

Expiry Date: 5 May 2023

Extension of Time:

1. APPLICATION SITE AND DESCRIPTION OF APPROVED DEVELOPMENT

The application site is located within the Begbroke Science Park 3miles north of Oxford. The land surrounding the Science Park forms part of land that is allocated for strategic development.

2. CONDITIONS PROPOSED TO BE DISCHARGED

Condition 19 states:

Prior to the first use or occupation of the development hereby permitted, covered cycle parking facilities shall be provided on the site in accordance with details which shall be first submitted to and approved in writing by the Local Planning Authority. Thereafter, the covered cycle parking facilities shall be permanently retained and maintained for the parking of cycles in connection with the development.

Reason - In the interests of sustainability and to ensure a satisfactory form of development, in accordance with Government guidance contained within the National Planning Policy Framework

3. RELEVANT PLANNING HISTORY

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

18/00803/OUT – Outline planning permission, with all matters except for access reserved for subsequent approval, for up to 12,500m² of B1a / b / c and ancillary D1 floor space, retention of and improvements to the existing vehicular, public transport, pedestrian and cycle access including internal circulation routes; associated car parking including re-disposition of existing car parking; associated hard and soft landscape works; any necessary demolition (unknown at this stage); and associated drainage, infrastructure and ground re-modelling works – granted 2018.

Reserved matters relating to 18/00803/OUT was granted by 21/03150/REM.

4. RESPONSE TO CONSULTATION

OCC Highways – no objections.

Full comments can be found via, the online planning portal.

5. APPRAISAL

The plans show a two-tier storage unit for the provision of 84 bikes in a covered parking facility to serve the academic building and 96 bikes for the commercial building. Other cycle storage through Sheffield stands are indicated through the site.

The proposed cycle storage and details received are considered to represent an appropriate means of cycle storage that would meet the requirements of the conditions; and this is agreed by the County Highway Authority. It is therefore recommended that the condition be discharged.

6. RECOMMENDATION

That Planning Condition(s) 19 of 18/00803/OUT be discharged based upon the following:

Condition 19

In accordance with Drawing numbers: LP2264-FIR-00-ZZ-DR-L-0007 Rev 06 (Landscape Masterplan Car Cycle Parking Arrangement), Drawings showing Cycle Storage Information and document providing information on site/ street furniture/ equipment – Revision C02 produced by Fira.

Case Officer: Hansah Iqbal

DATE: 28 April 2023

Checked By: Caroline Ford

DATE: 16 May 2023
