

PB/DJR/CIR.D.0341

23<sup>rd</sup> April 2020

Public Protection & Development Management  
Cherwell District Council  
Bodicote House  
Bodicote  
Banbury  
Oxfordshire  
OX15 4AA

**Planning Portal Ref: 08671411**

FAO: Andrew Lewis, Principal Planning Officer (Major Developments)

Dear Sirs

**Town and Country Planning Act 1990**

**Application for approval of details reserved by Condition 26 of Outline Planning Permission 10/01642/at**

**Dorchester Phase 5C / Phase 5 Replan and 5D, Heyford Park, Camp Road, Upper Heyford, Oxfordshire, OX25 5HD**

Please find enclosed an application, submitted on behalf of our client Heyford Park Settlements LP, for the discharge of Condition 26 attached to the above outline planning permission at Heyford Park in respect of land at Dorchester Phases 5C / 5 Replan and 5D.

Condition 26 states that:

***"(26) If during development contamination not previously identified is found to be present at the site then no further development within 20m of the contamination shall be carried out until the developer has submitted to and obtained written approval from the local planning authority for an addendum to the method statement. This addendum to the method statement shall detail how this unsuspected contamination will be remediated (if necessary) and thereafter this will be carried out as approved before any development within 20m recommences. Following completion of any such additional remediation, a verification report shall be submitted within 3 months of the completion of the works for the approval of the Local Planning Authority in writing."***

**PLANNING | DESIGN | ENVIRONMENT | ECONOMICS**

Pegasus House, Querns Business Centre, Whitworth Road, Cirencester, Gloucestershire, GL7 1RT

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In connection with the requirements of this condition, please find attached a supplemental risk assessment and associated remediation strategy which has been prepared for the Phase 5C/ 5 Replan / 5D area, following the identification of additional contamination during preliminary site preparation works.

According attached are:

- Application Form duly completed;
- Dorchester Phase 5C – Post Remediation Vapour Risk Assessment. 17<sup>th</sup> March 2020. (Report ref: R1742d-R01-v1-Final)

The application fee of £116, for an application of this type, has been paid direct to the Planning Portal in line with the requirements of an online submission.

As highlighted in the report, the assessment corresponds to previous assessments and strategies approved in respect of outline planning condition 24 under reference 12/00282/DISC. In addition, corresponding submissions have been made in respect of Condition 13 of outline permission 13/01811/OUT and Condition 4 of full permission 19/00446/F (as per current application 20/00128/DISC) to ensure completeness.

I trust that the enclosed provides you with sufficient information to discharge this condition but please do not hesitate to contact me at the above address, should you have any queries regarding this matter.

Yours faithfully



**Darryl J. Rogers**  
**Principal Planner**

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