

Our ref: Q080146
Your ref: 16/02586/OUT & PP-08703237
Email: Helen.rodger@quod.com
Date: 11th May 2020



Development Management
Cherwell District Council
Bodicote House
Bodicote
OX15 4AA

By email

Dear Sir/Madam

Bicester Gateway Phase 1A – Holiday Inn Express Discharge of Condition 12 and 14 of Outline Planning Permission reference 16/02586/OUT

Please find enclosed a single application (Planning Portal Reference: PP-08703237) for the discharge of Conditions 12 and 14 of outline planning permission reference 16/02586/OUT in so far as it relates to Phase 1a of the permitted development (as detailed by approved Phasing Plan reference 16084-P106 Rev P0).

A Reserved Matters Application (reference: 17/02557/REM) for Phase 1a of Bicester Gateway, for the erection of a 149-bedroom hotel and associated works was consented on 19th December 2017.

Discharge of Conditions

This application seeks the part discharge of Condition 12 (Travel Plan) and Condition 14 (Delivery and Servicing Plan).

Condition 12 states:

“Prior to the first occupation of any development on an approved phase, a Travel Plan relating to development within that phase shall be submitted to and approved in writing by the local planning authority. Thereafter, the development in that phase shall operate in accordance with the approved Travel Plan.

Reason - In the interests of encouraging sustainable travel and minimise harm to the local highway network in accordance with the requirements of Policy SLE4 of the Cherwell Local Plan 2011-2031 Part 1.”

To seek discharge of this Condition in so far as it relates to Phase 1a of the development, please find enclosed:

- Travel Plan, prepared by David Tucker Associates, dated January 2020

Condition 14 states:

Prior to the first occupation of any development in an approved phase, a delivery and servicing plan relating to development in that phase shall be submitted to and approved in writing by the local planning authority.



Thereafter, deliveries and servicing of development within that phase shall take place in accordance with the approved delivery and servicing plan unless otherwise agreed in writing by the local planning authority.

Reason - To ensure that the proposals do not adversely affect the operation of the local highway network in accordance with the requirements of Policy SLE4 of the Cherwell Local Plan 2011-2031 Part 1.

To seek discharge of this Condition in so far as it relates to Phase 1a of the development, please find enclosed:

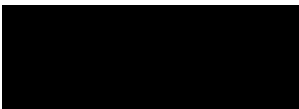
- Delivery and Servicing Schedule, letter dated 06.05.20, prepared by Atlas Hotels.

The planning application fee (£116 for a condition discharge application) has been paid via the Planning Portal.

I trust that the above and enclosed are sufficient for you to validate the application and I look forward to receiving confirmation of this at your earliest opportunity.

Should you have any queries on the enclosed or wish to discuss any of the above matters with me further, please do not hesitate to contact me on the number above.

Yours sincerely



Helen Rodger
Senior Planner