

**From:** Holland, Gargi - Communities  
**Sent:** 07 September 2020 12:24  
**To:** Matthew Chadwick  
**Cc:** Planning ; Cllr Dan Sames  
**Subject:** 20/01933/F- Barn In OS Parcel 0545 West Of Withycombe Farm, Wigginton, OX15 4JZ

Proposed Single Dwelling for Multi-Generational Living (Para 79 house) + Landscape Enhancements and Associated Works  
Hi Michael,

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**Planning application:** 20//01933/F  
**Location:** Barn In OS Parcel 0545 West Of Withycombe Farm, Wigginton, OX15 4JZ  
**Description:** Proposed Single Dwelling for Multi-Generational Living (Para 79 house) + Landscape Enhancements and Associated Works  
**Type:** Full Development  
**Case Officer:** Matthew Chadwick

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I have looked over the above application and have the following comments to make:

**Recommendation:**

Oxfordshire County Council, as the Local Highways Authority, hereby notify the District Planning Authority that they **do not object** to the granting of planning permission, subject to the following conditions:

**Conditions:**

**Access:** Prior to the occupation of the dwelling hereby approved, the existing means of access between the land and the highway shall be improved formed, laid out and constructed strictly in accordance with Oxfordshire County Council's guidance.  
Reason - In the interests of highway safety and to comply with Government guidance contained within the National Planning Policy Framework

**Vision Splay Protection:** The vision splays shall not be obstructed by any object, structure, planting or other material of a height exceeding 0.9 m measured from the carriageway level.  
Reason - In the interests of highway safety and to comply with Government guidance contained within the National Planning Policy Framework

**Parking and Manoeuvring Areas Retained:** Prior to the first occupation of the development hereby approved, the parking and manoeuvring areas shall be provided in accordance with the plan approved (drawing no. 117-P-02 D) and shall be constructed from porous materials or provision shall be made to direct run-off water from the hard surface to a permeable or porous area or surface within the curtilage of the site. Thereafter, the parking and manoeuvring area shall be retained in accordance with this condition and shall be unobstructed except for the parking and manoeuvring of vehicles at all times.

**Comments:**

The proposal is for a proposed Single Dwelling for Multi-Generational Living (Para 79 house) + Landscape Enhancements and Associated Works

The proposals are unlikely to have any adverse impact upon the local highway network from a traffic and safety point of view, therefore I offer no objection.

*Please note, if works are required to be carried out within the public highway, the applicant shall not commence such work before formal approval has been granted by Oxfordshire County Council by way of legal agreement between the applicant and Oxfordshire County Council.*

If you would like to discuss any of the above in more detail, then please do not hesitate to contact me.

Kind regards

**Gargi Holland**

Assistant Transport Planner

South & Vale Locality

Growth & Place

Communities

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