

14th December 2020

FAO Andrew Lewis
Planning Services
Cherwell District Council
Bodicote House
Bodicote
Banbury
Oxfordshire
OX15 4AA

Planning Portal Reference: PP-09099375

Dear Andrew,

Discharge of Conditions No.14 (Road Construction Details) and 15 (Driveways Construction Details) of ref: 16/02446/F in relation to Erection of 296 residential dwellings (Use Class C3) comprising a mix of open market and affordable housing, together with associated works including provision of new and amended vehicular and pedestrian accesses, public open space, landscaping, utilities and infrastructure, and demolition of existing built structures and site clearance works at Heyford Park, Camp Road, Upper Heyford, Oxfordshire, OX25 5HD

I write on behalf of the applicant, Elgin Investments LLP, seeking the discharge of Conditions 14 (Road Construction Details) and 15 (Driveways Construction Details) in relation to Phase 9 (16/02246/F) at Heyford Park, Camp Road.

Condition 14 states:

Except for works relating to demolition and site clearance, no development shall take place within a phase or sub-phase hereby approved until full specification details of the roads, footpaths and cycle paths including construction, surfacing, layout, drainage, lighting and road markings within that phase or sub-phase, have been submitted to and approved in writing by the Local Planning Authority. Thereafter each residential unit within that phase or sub-phase, shall be provided with the approved highway infrastructure in accordance with the approved specification details, prior to its first occupation.

Condition 15 states:

Except for works relating to demolition and site clearance, no development shall take place within a phase or sub-phase hereby approved until full specification details of the vehicular accesses, driveways, parking spaces and turning areas to serve the dwellings within that phase or sub-phase, which shall include construction, layout, surfacing and drainage, have been submitted to

and approved in writing by the Local Planning Authority. Thereafter and prior to the first occupation of a residential unit, the accesses, driveways, parking spaces and turning areas necessary to serve that residential unit shall be constructed in accordance with the approved details and shall be retained unobstructed except for the parking and manoeuvring of vehicles at all times thereafter.

The details listed below are provided as additional information to discharge conditions 14 & 15.

Title	Drg No.	Comments
Phase 9 S38 typical road details	HEYF-5-1227 (Rev E) – Note: this supersedes previous Revision B.	Construction specification details and sections.
Phase 9 Surface Finishes	HEYF-5-1263 (Rev E)	Road Surfacing details
Phase 9 Section 38 Adoption Plan	HEYF-5-1279 (Rev E)	Drainage Details
Phase 9 White Lining and Signing	HEYF-5-1282 (Rev B)	Road White Lining and Signage Details
Phase 9 New Street Lighting Section 28	A4890 (Sheet 1 of 2)	Road Lighting Details
Phase 9 New Street Lighting Section 38	A4890 (Sheet 2 of 2)	Road Lighting Details
Phase 9 External Works Layout	0521-PH9-104-1 (Rev E)	Driveway Location and Surfacing Details
Phase 9 External Works Layout	0521-PH9-104-2 (Rev F)	Driveway Location and Surfacing Details
Phase 9 External Works Layout	0521-PH9-104-3 (Rev E)	Driveway Location and Surfacing Details
Phase 9 External Works Layout	0521-PH9-104-4 (Rev E)	Driveway Location and Surfacing Details

I trust that the above and enclosed are sufficient to progress this application towards determination. However, please do not hesitate to contact me should you have any questions or comments.

Yours sincerely,

Cat Vince

Development Manager

Email: c.vince@dorchestergrp.com