

Rachel Tibbetts

From: Planning
Sent: 17 May 2021 16:54
To: DC Support
Subject: FW: 21/01108/F - Robin Hill Burdrop

From: Bbosa, Rashid - Communities <Rashid.Bbosa@Oxfordshire.gov.uk>
Sent: 17 May 2021 16:42
To: Lewis Knox <Lewis.Knox@Cherwell-DC.gov.uk>
Cc: Transport CDC Minor <Transport.CDCMinor@Oxfordshire.gov.uk>; Planning <Planning@Cherwell-DC.gov.uk>;
Cllr George Reynolds <George.Reynolds@Oxfordshire.gov.uk>
Subject: Re: 21/01108/F - Robin Hill Burdrop

Hi Lewis,

I have reviewed the above application and have the following comments-

Planning application:	21/01108/F
Location:	Robin Hill Burdrop OX15 5RQ
Description:	Conversion of existing outbuilding to living accommodation with pitched roof; single storey extension to connect to existing property; conversion of existing carport to garage with pitched roof; change existing flat roof at front of property to a pitched roof to link in with new conversion and garage (amendments to existing approval reference 18/01650/F)
Type:	Full Application
Case Officer:	Lewis Knox

Recommendation:

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

Comments:

Pertinent to highways is the conversion of the existing carport to garage. The principle of conversion is acceptable noting that the garage would still serve the same purpose. However, I am concerned that it may turn out to be difficult to manoeuvre a car into the garage. While the footprint of garage remains the same as that of the carport being replaced, by virtue of the carport being open and benefitting from an incomplete side wall makes for an easy manoeuvre into and out. Compared to a garage that shall be built all round would require a vehicle to access the garage with a tighter angle – which against the outbuilding may be difficult.

In this respect, I would like to see a vehicle tracking demonstrating the ability of a large car to enter and exit the garage.

Condition:

Vehicle Tracking – Prior to the commencement of the development hereby approved, swept path analysis of a large vehicle accessing the garage to serve the dwellings shall be submitted to and approved in writing by the Local Planning Authority.

Kind regards,

Rashid

Rashid Bbosa – Senior Transport Planner

Transport Development Control – Chewell, West Oxfordshire and Oxford City. Growth and Place. Environment and Place Directorate

Oxfordshire County Council – County Hall, New Road, Oxford, OX1 1ND **Mob: 079175 34264**

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