

Lynne Baldwin

From: Plater, Roger - Communities <Roger.Plater@Oxfordshire.gov.uk>
Sent: 26 July 2021 15:22
To: John Cosgrove
Cc: DC Support; Cllr Ian Corkin; Transport CDC Minor
Subject: 21/01664/F Land At Dairy Cottage Main Street Wendlebury

Hi John,

Planning application: 21/01664/F
Location: Land At Dairy Cottage Main Street Wendlebury OX25 2PR
Description: New four bedroom house
Type: Full Development
Case Officer: John Cosgrove

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 condition:

Condition:

Plan of Car Parking Provision

Prior to the commencement of the development hereby approved, a plan showing car parking provision for vehicles to be accommodated within the site, shall be submitted to and approved in writing by the Local Planning Authority. Thereafter, and prior to the first occupation of the development, the parking spaces shall be laid out, surfaced, drained and completed in accordance with the approved details and shall be retained for the parking of vehicles at all times thereafter.

Reason - In the interests of highway safety, to ensure the provision of off-street car parking and to comply with Government guidance contained within the National Planning Policy Framework.

Comments:

On a technicality, neither the red or blue line areas abut the public highway. The closest adopted public highway is Wendlebury Road, as the track leading to College Farm is private. The applicant should be able to demonstrate that they have a right of access along that track.

The junction on to Wendlebury Road is wide, with reasonable visibility in both directions. Hence, the slight increase in traffic movements resulting from the additional dwelling will have no noticeable effect.

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.

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

Kind regards

Roger

Roger Plater
Transport Planner, Transport Development Control
(Cherwell and West Oxfordshire)
Oxfordshire County Council / Environment and Place / Growth and Place
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