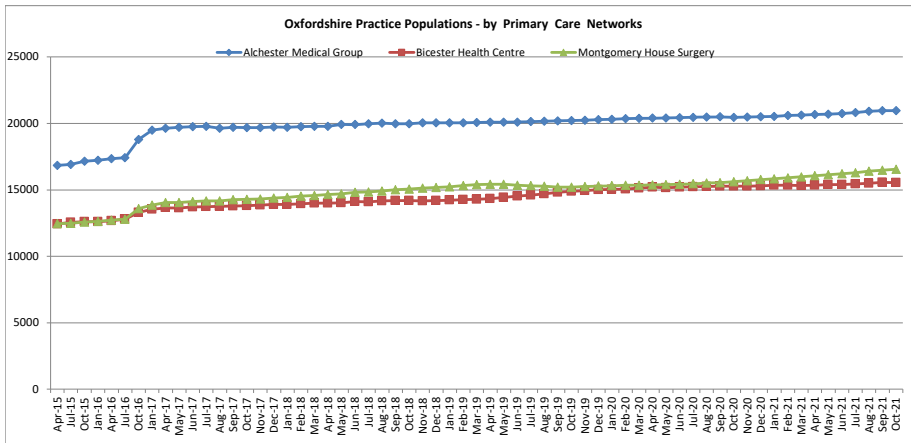


OCCG Planning Application response

	21/03558/ OUT - OBJECTION
Cherwell District Council - number:	
Site: North East side of Gavray Drive, Bicester	Dwellings: 250
Type:	Residential Dwellings
Stage of development?	Under consultation
Expected start:	
Practice(s): see list	
Bicester Health Centre: 15,545 pop Montgomery House Surgery: 16,546 Alchester Medical Group: 20,964	PCN: Bicester PCN populaton: 53,055
Population increase due to this application and number of bedded dwellings	600
Capacity issues:	Significant
Accommodation issues:	Insufficient Consulting rooms to cope with increased population growth as a direct result of the increase in dwellings.
Proposed planning solution:	OCCG request CIL and / or s106 financial contribution - index linked
s106 contribution @ 2.4 & £360 per head: by bedrooms in Planning Statement	To be updated on this table when information on housing bed mix is known.
0 x 1 bed at £504 per dwelling	
0 x 2 bed at £720 per dwelling	
0 x 3 bed at £1,008 per dwelling	
0 x 4 bed at £1,260 per dwelling	
0 x 5 bed at £1,729 per dwelling	
Total	£ 216,000
OCCG policy document link: https://www.oxfordshireccg.nhs.uk/about-us/primary-care-estates-strategy-2020-25.htm	
Date response sent: 19.11.2021	By: JAH / WJ
Notes: This PCN area is already under pressure from nearby planning applications, and this application directly impacts on the ability of the Bicester practices, to provide primary care services to the increasing population. Primary Care infrastructure funding is therefore requested to support local plans to surgery alterations or capital projects to support patient services. The funding will be invested into other capital projects which directly benefit this PCN location and the practices within it if a specific project in the area is not forthcoming.	

OUTLINE - Residential development for up to 250 dwellings including affordable housing and ancillary uses including retained Local Wildlife Site, public open space, play areas, localised land remodelling, compensatory flood storage, structural planting and access.



houses *	%		£ required	Funding sum	People	Sum people
	0.0	1 bed houses	£ 504	£ -	1.4	-
	0.0	2 bed houses	£ 720	£ -	2	-
	0.0	3 bed houses	£ 1,008	£ -	2.8	-
0	0.0	4 bed houses	£ 1,260	£ -	3.5	-
0	0	5 bed houses	£ 1,729	£ -	4.8	-
0	0			£ -		-