

27th May 2022

Katherine Daniels  
Place and Growth Directorate  
Cherwell District Council  
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Dear Ms Daniels,

**APPLICATION FOR APPROVAL OF DETAILS PURSUANT TO CONDITION 6, 24 & 25 OF PLANNING PERMISSION REF: 21/04158/F – PROPOSED GREAT WOLF LODGE, LAND TO THE EAST OF M40 AND SOUTH OF 14095, CHESTERTON, BICESTER.**

On behalf of our client, Great Lakes UK Ltd., we hereby submit an application for the full discharge of Conditions 6, 24 & 25 of the planning permission referenced above. Please find enclosed the following plans and documents:

Title	Reference Number
<b>Condition 6</b>	
Proposed Site Plan – Condition 6 Application Extent of External Features	10875-EPR-00-ZZ-SK-A-TP-0006
Proposed Exterior Flume Colours	45408 SK-29A
Stone Wolf Sculpture Dimensions	-
Wolf Sculpture Details	-
<b>Condition 24</b>	
Public Right of Way Plan	2011013-SK-03
Public Right of Way Location and Detail Plan	BMD.19.010.DR.P005
Chesterton Footpath No.6 (Part) Diversion Order 2022 under Section 257 of the Town and Country Planning Act 1990	-
<b>Condition 25</b>	
Construction and Traffic Management Plan	-

The application has been submitted via the Planning Portal and the fee of £116 has been paid online.

Condition 6 states:

*‘Prior to commencement of development, details of the colours and materials of any water slide, wolf, or other external built feature beyond the main building(s) shall be submitted to and approved in writing by the local planning authority. Development shall be carried out in accordance with the approved details.*

The material detailed under condition 6 within the schedule above has been prepared by the consultant team to provide the full details of the proposed external features to be built.



Condition 24 states:

*'Prior to the first use of any new public footpath, the new footpath shall be formed, constructed, surfaced, laid and marked out, drained and completed in accordance with specification details which shall be firstly submitted to and approved in writing by the local planning authority.'*

The 'Public Right of Way Plan' prepared by motion details the existing and proposed public right of way 161/6/10 routes. The 'Public Right of Way Location and Detail Plan' prepared by BMD details the proposed footway through the proposed landscaping, which includes a section of footway which was agreed with Oxfordshire County Council Highways. The 'Chesterton Footpath No.6 (Part) Diversion Order 2022 under Section 257 of the Town and Country Planning Act 1990' document submitted has been prepared for the consultation process.

Condition 25 states:

*'Prior to commencement of development a Construction Traffic Management Plan (CTMP) shall be submitted to and approved in writing by the Local Planning Authority, in conjunction with the Local Highway Authorities. The CTMP shall provide for:*

- a) The routing of construction vehicles and Construction Plan Directional Signage (on and off site);*
- b) The parking of vehicles of site operatives and visitors;*
- c) Loading and unloading of plant and materials;*
- d) Storage of plant and materials used in constructing the development;*
- e) Operating hours and details of deliveries;*
- f) The erection and maintenance of security hoarding including decorative displays and facilities for public viewing, where appropriate;*
- g) Wheel washing facilities;*
- h) Measures to control the emission of dust and dirt during construction;*
- i) A scheme for recycling/disposing of waste resulting from demolition and construction works;*
- j) Overall strategy for managing environmental impacts which arise during construction;*
- k) Procedures for maintaining good public relations including complain management, public consultation and liaison;*
- l) Control of noise emanating from the site during the construction period;*
- m) Details of construction access(s); and*
- n) Provision for emergency vehicles.'*

The 'Construction and Traffic Management Plan' submitted has been prepared by Sisk to explain the full scheme for the management of construction traffic.

We thereby trust that the details submitted are sufficient to enable the full discharge of conditions 6, 24 & 25. Should you have any queries please do not hesitate to contact Peter Twemlow or Jack Playford of this office.

Yours sincerely,



**DP9 Ltd**

Encs.