

Appeal Ref: APP/C3105/W/20/3259189

Land to the east of M40 and south of A4095, Chesterton, Bicester, Oxfordshire

This covering document related to the Section 106 agreement for the Great Wolf Resort in Bicester and in particular to the requirement to provide a Training and Employment Plan (TEMP) which states:

A Training and Employment Plan (TEMP) “shall (as a minimum) include the arrangements by which the Owners and/or the Developer will provide an appropriate number of construction (and related trades) apprenticeship starts (with a minimum of 150 such apprenticeship starts or such other figure as shall be agreed at the time through the approval process pursuant to paragraph 2.1 of this Second Schedule) during the construction of the Development-“.

Working with our main contractor, John Sisk and Son, we have produced a draft Charter for an Employment, Skills and Training Plan (ESTP) which seeks to provide a comprehensive training and employment package to deliver long term benefits to the local community. The ESTP relates directly to the pre-construction and construction phases and we are keen to engage with CDC to agree the final terms in order to recruit for September 2022.

The Charter has a target of 45 apprentices across the main contractor team, sub-contractors, client and professional teams along with other deliverables to create new local jobs, provide work placements, recruit graduates and create new trainee opportunities. A programme of secondary deliverables to include working with local schools, volunteering in the community and supporting local charities is also proposed. Although this is less than requested in the Section 106 agreement, it is also at the upper end of other TEMP's which have been reviewed as part of this proposal and exceeds the CITB recommendation of 34 qualifications gained alongside other work placements and jobs created. The target has been calculated using a formula based on the floorspace of the new development (50,000m² of space to provide 3 apprentices per 1000m²) rather than being based on the specifics of the project, and also what is achievable or safe to deliver.

We believe that the Charter presented is aspirational but achievable and will provide long term benefits to the local community. We would like to meet with you to review and agree the next steps.