

Planning and Development

David Peckford, Assistant Director – Planning and Development



Cherwell

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Please ask for: **Natasha McCann**

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Your Ref:

21st March 2023

Dear Sir/ Madam

TOWN AND COUNTRY PLANNING ACT 1990

Application No.: 22/03702/SO

Applicant's Name: Archstone Ambrosden Ltd, Bellway Homes Ltd and Ros

Proposal: Request for an EIA screening opinion under Regulation 6 of the Town and Country Planning (Environmental Impact Assessment) Regulations 2017 in respect of development proposed at Land East of Ploughley Road, Ambrosden ('the Site') in reference to 22/02866/OUT

Location: Land East Of
Ploughley Road
Ambrosden

Parish(es): Ambrosden

I write with regard to the above Screening Opinion Request. This letter constitutes a Screening Opinion of the Local Planning Authority of the proposed development under Regulation 6 of the Town and Country Planning (Environmental Impact Assessment) Regulations 2017.

The proposal falls in Schedule 2, 10(b) Urban development projects of The Town and Country Planning (Environmental Impact Assessment) Regulations 2017 ("the Regulations"). The development does not exceed the threshold of more than 150 dwellings and does not exceed the threshold of 5ha identified within Schedule 2 (10b) (applicable thresholds and criteria). The site does not fall within a sensitive area as defined by the regulations. Therefore, in accordance with Paragraph: 061 Reference ID: 4-061-20170728 and Paragraph: 017 Reference ID: 4-017-20170728 of the national Planning Practice Guidance the proposal is not a Schedule 2 project, is not subject to a screening opinion from the Local Planning Authority and does not constitute EIA development.

The impacts of the development can be adequately assessed with a planning application and supporting documents.

This opinion has been made by an appropriately authorised officer at the Local Planning Authority. In accordance with the EIA Regulations, a copy of this screening opinion has been placed on the Planning Register.

Yours faithfully

A handwritten signature in black ink, appearing to be 'DP', written in a cursive style.

David Peckford
Assistant Director – Planning and Development

Checked by: Paul Ihringer