

Consultee Comment for planning application 23/01233/OUT

Application Number	<input type="text" value="23/01233/OUT"/>
Location	<input type="text" value="OS Parcel 4347 East Of Pipal Cottage Oxford Road Kidlington"/>
Proposal	<input type="text" value="Outline application (with all matters except access reserved for future consideration) for the demolition of existing buildings and the erection of up to 800 dwellings (Class C3); a two form entry primary school; a local centre (comprising convenience retailing (not less than 350sqm and up to 500sqm (Class E(a))), business uses (Class E(g)(i)) and/or financial and professional uses (Class E(c)) up to 500sqm, cafe or restaurant use (Class E(b)) up to 200sqm; community building (Class E and F2); car and cycle parking); associated play areas, allotments, public open green space and landscaping; new vehicular, pedestrian and cycle access points; internal roads, paths and communal parking infrastructure; associated works, infrastructure (including Sustainable Urban Drainage, services and utilities) and ancillary development. Works to the Oxford Road in the vicinity of the site to include, pedestrian and cycle infrastructure, drainage, bus stops, landscaping and ancillary development"/>
Case Officer	<input type="text" value="Linda Griffiths"/>
Organisation	<input type="text" value="Environmental Health (CDC)"/>
Name	<input type="text" value="Environmental Health (CDC)"/>
Address	<input type="text" value="Environmental Health Cherwell District Council Bodicote House White Post Road Bodicote Banbury OX15 4AA"/>
Type of Comment	<input type="text" value="Comment"/>
Type	<input type="text"/>
Comments	<p>Environmental Protection has the following response to this application as presented:</p> <p>General: Prior to the commencement of the development, a Construction Environment Management Plan (CEMP), which shall include details of the measures to be taken to ensure construction works do not adversely affect residential properties on, adjacent to or surrounding the site together with details of the consultation and communication to be carried out with local residents shall be submitted to and approved in writing by the Local Planning Authority. Thereafter the development shall be carried out in accordance with approved CEMP</p> <p>Noise: Having read the relevant chapter in the Environmental Statement I am satisfied with contents and findings and have no further comments to make.</p> <p>Contaminated Land: Having read the reports provided I am satisfied with the methodology and conclusions found in them. I would recommend that the following condition be placed on any permission granted:</p> <p>Any contamination that is found during the course of construction of the approved development that was not previously identified shall be reported immediately to the local planning authority. Development on the part of the site affected shall be suspended and a risk assessment carried out and submitted to and approved in writing by the local planning authority. Where unacceptable risks are found remediation and verification schemes shall be submitted to and approved in writing by the local planning authority. These approved schemes shall be carried out before the development [or relevant phase of development] is resumed or continued.</p> <p>Air Quality: Having read the relevant chapter in the Environmental Statement I am satisfied with contents and findings and have no further comments to make.</p> <p>Odour: No comments</p> <p>Light:</p>

Having read the relevant chapter in the Environmental Statement I am satisfied with contents and findings and have no further comments to make.

If you wish to deviate from the suggested conditions, then this should be discussed with the officer making these comments to ensure the meaning of the condition remains and that the condition is enforceable and reasonable.

Please note my working pattern below, I will only respond on the days appropriate to the email content

Mon ? Weds: Environmental Protection, Thurs ? Fri: Health Protection and Compliance

Neil Whitton BSC, MCIEH
Environmental Health Officer

Received Date

05/06/2023 15:27:21

Attachments