

Case Officer: Katherine Daniels

Recommendation: Approval

Applicant: Crest Nicholson

Proposal: Discharge of condition 20 (green roofs) of 21/01227/F

Expiry Date: 27 October 2022

Extension of Time:

1. APPLICATION SITE AND DESCRIPTION OF APPROVED DEVELOPMENT

1.1. The application relates to the North West Bicester site, known as the Elmsbrook development, phases 3 and 4 of which are being constructed by Crest Nicholson. This is part of the Bicester Eco Town site.

2. CONDITIONS PROPOSED TO BE DISCHARGED

2.1. The proposal is to discharge Condition 20 (Green Roofs). The applicants have submitted the following information:

- A Roof Materials Strategy Plan drawing number 20380/3171B (Pad Design, 31st March 2021)
- Bauder documents relating to Section J41 and Section Q37.
- Bauder Extensive Green Roof Systems document setting out maintenance tasks
- Bauder General Maintenance Watering Guide
- Bauder General Maintenance Sedum Patching Guide
- Bauder General Maintenance Lightweight Sedum System XF301 Guide

3. RELEVANT PLANNING HISTORY

3.1. The planning history directly relevant to the proposal is:

21/01227/F – A full planning application for 57 dwellings and associated infrastructure. Permitted.

4. RESPONSE TO CONSULTATION

4.1 Bioregional Sustainability Consultants: Have no objection to the discharge of the condition.

5. APPRAISAL

5.1 The applicants have submitted sufficient information to discharge the condition, following the receipt of amended details and following the comments of Bioregional.

6. RECOMMENDATION

That Planning Condition 20 of 21/01227/F be discharged based upon the following:

Condition 20

- A Roof Materials Strategy Plan drawing number 20380/3171B (Pad Design, 31st March 2021)
- Bauder documents relating to Section J41 and Section Q37.
- Bauder Extensive Green Roof Systems document setting out maintenance tasks
- Bauder General Maintenance Watering Guide
- Bauder General Maintenance Sedum Patching Guide
- Bauder General Maintenance Lightweight Sedum System XF301 Guide

Case Officer: Katherine Daniels

DATE: 23 January 2024

Checked By: Caroline Ford

DATE: 30 January 2024
