

## **OXFORDSHIRE COUNTY COUNCIL'S RESPONSE TO CONSULTATION ON THE FOLLOWING DEVELOPMENT PROPOSAL**

**District:** Cherwell

**Application no:** 24/00380/REM

**Proposal:** Reserved Matters application for appearance, landscaping, layout and scale pursuant to outline permission 23/01941/F for a mixed-use HQ building (Classes E(g), B2 and B8)

**Location:** The Innovation Quarter , Bicester Heritage, Skimmingdish Lane, Launton

**Response Date:** 08/03/2024

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This report sets out the officer views of Oxfordshire County Council (OCC) on the above proposal. These are set out by individual service area/technical discipline and include details of any planning conditions or Informatives that should be attached in the event that permission is granted and any obligations to be secured by way of a S106 agreement. Where considered appropriate, an overarching strategic commentary is also included. If the local County Council member has provided comments on the application these are provided as a separate attachment.

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## **Transport Schedule**

### **Recommendation:**

No objection.

### **Comments:**

The number of car parking spaces shown accords with OCC's adopted car parking standards for the breakdown of floor area proposed. The layout of the car parking spaces and of the servicing area appears to be appropriate.

Cycle parking is largely located in shelters within the car parking area, albeit in close proximity to the main entrances to the buildings and to zebra-style crossings over the access road. It appears that the cycle parking would be accommodated through the use of Sheffield stands and this is the preferred approach, this should however be clarified. There are also a smaller number of Sheffield stands located adjacent to each building, which is welcomed.

The number of cycle parking spaces proposed is in accordance with the county council's standards.

Pedestrian access appears to be mainly from the northern side of the buildings, as there is no footway along the access road along the southern side. However, a footway or separate path alongside the access road and through the parking areas south of the buildings should be considered.

**Officer's Name: Tim Peart**

**Officer's Title:** Senior Transport Planner

**Date:** 01 March 2024

**Application no: 24/00380/REM**

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## **Lead Local Flood Authority**

### **Recommendation:**

**No Comments**

### **Detailed comments:**

Condition 3:. Except where otherwise stipulated by conditions attached to this permission, the development shall be carried out strictly in accordance with the following plans and documents:

- 5002854-RDG-Z05-ST-PL-A-0012 – Site Location Plan A
- 5002854-RDG-Z05-ST-PL-A-0010 Rev D – Site Location Plan B
- 5002854-RDG-Z05-ST-PL-A-0030 Rev H – Indicative Layout Plan
- 5002854-RDG-Z05-ST-PL-A-0090 Rev H – Parameter Plan: Proposed Land Use
- 5002854-RDG-Z05-ST-PL-A\_0092 Rev K – Parameter Plan: Proposed Developable Area
- 5002854-RDG-Z05-ST-PL-A-0094 Rev K – Parameter Plan: Existing and Proposed Heights and Massing
- 5002854-RDG-Z05-ST-PL-A-0096 Rev F – Parameter Plan: Proposed Open Space/Landscape
- 5002854-RDG-XX-ST-PL-C-0503 Rev B – Surface Water Drainage Strategy

Reason: For the avoidance of doubt, to ensure that the development is carried out only as approved by the Local Planning Authority and comply with Government guidance contained within the National Planning Policy Framework.

**Condition 3 is not related to Drainage**

**Officer's Name: Shada Hasan**

**Officer's Title: LLFA Engineer**

**Date: 27th February 2023**

**Application no: 24/00380/REM**

**Location:** The Innovation Quarter , Bicester Heritage, Skimmingdish Lane, Launton

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## **Archaeology**

### **Detailed comments:**

The proposals will not impact on any known archaeological remains, however, Historic England should be consulted as the setting of a Scheduled Monument will be impacted by this scheme.

**Officer's Name: Oxfordshire County Archaeological Service**

**Date:** 29th February 2024