

Application no: 24/01209/DISC

Location: Heyford Park, Camp Road, Upper Heyford, OX25 5HD

Transport Development Management

Recommendation:

Condition 6 - The condition should not be discharged until the comments below have been addressed.

Detailed comments:

The application seeks approval to discharge condition 6 pursuant to planning consent no. 18/00825/HYBRID, which requires the submission of a Design Code for the site.

I have reviewed the Design Code submitted and have provided the following comments taken from the specification of each character area proposed.

1. I note references to Primary Road(s) within the individual character areas which is assumed to be the main link roads from the existing road network. Section 10.01 - Highway Hierarchy gives more detail of the highway typologies that shall be used and their composition. I however fail to see where a 'Primary Road' is described under the different types of roads. Is the Code assuming that 'Principle Road' and 'Primary Road' are the same and wording interchangeable? Could this be clarified to ensure that a consistent form of development is used across the site.
2. Forward visibility for the Secondary Roads is down to 10m in the table on pg 83. This is unacceptable for the type of road and must be revised in accordance with standards.
3. Section 10.03 - Parking Typologies. The Code appears to make reference to the County's superceded parking standards. The new parking standards that take into consideration the site's location with respect to the available services was adopted in July 2022. The cycle parking standards across the county are in Table 1 while the car parking standards appropriate for development in this location can be found under Table 4(b) via [Parking standards for new developments \(oxfordshire.gov.uk\)](https://www.oxfordshire.gov.uk/parking-standards-for-new-developments). The Design Code must be amended to reflect the current standards.

It is therefore advised that the applicant revises the Design Code in respect of the above to ensure that the planning condition is considered suitable for discharge.

Officer's Name: Rashid Bbosa

Officer's Title: Transport Development Management Lead

Date: 08/07/2024