

# Consultee Comment for planning application 24/01670/OUT

<b>Application Number</b>	<input type="text" value="24/01670/OUT"/>
<b>Location</b>	<input type="text" value="Proposed Himley Village North West Bicester Middleton Stoney Road Bicester"/>
<b>Proposal</b>	<input type="text" value="Variation of Condition 44 (Land Uses and maximum floor areas of buildings in 'Other Uses' parcels) and Removal of Condition 45 (restriction on maximum floor areas for retail uses in 'Other Uses' parcels) of 14/02121/OUT to allow provision of a discount foodstore of up to 2,500sqm, a larger pub/community use (additional 500sqm) and nursery use (additional 500sqm) and reduced floorspace for a veterinary surgery, hotel, other retail uses and health facility. Floor areas for all other uses would remain as approved (e.g. retirement village, offices, energy centre and water treatment plant)."/>
<b>Case Officer</b>	<input type="text" value="Suzanne Taylor"/>
<b>Organisation</b>	<input type="text" value="Urban Design (CDC)"/>
<b>Name</b>	<input type="text"/>
<b>Address</b>	<input type="text" value="Urban Design Officer Cherwell District Council Bodicote House White Post Road Bodicote Banbury OX15 4AA"/>
<b>Type of Comment</b>	<input type="text" value="Comment"/>
<b>Type</b>	<input type="text"/>
<b>Comments</b>	<input type="text" value="Dear Suzanne&lt;br/&gt;&lt;br/&gt;Thankyou for consulting me on this proposal.&lt;br/&gt;&lt;br/&gt;It will be important that the Local Centre and Mixed-Uses present an attractive and walkable destination for the new community. Proposals need to be in accordance with the Approved Design Code for Himley Village (Planning Reference 23/01496/DISC). Specifically Design Code pages 140-143 Character Type 11.&lt;br/&gt;&lt;br/&gt;I suggest the applicants should submit illustrative plans/ sections with this application to demonstrate how the local centre could be designed to reflect the principles and rules of the Code.&lt;br/&gt;&lt;br/&gt;This application may be an opportunity to consider increasing the mix and density of land uses within the local centre. For example, residential above the retail offering could add vibrancy to the local centre. There are examples of where this has been achieved elsewhere.&lt;br/&gt;&lt;br/&gt;I question whether it is necessary for the applicant to reduce the Maximum GIA?s of some of the land uses? This may limit future flexibility.&lt;br/&gt;&lt;br/&gt;Nick"/>
<b>Received Date</b>	<input type="text" value="05/02/2025 17:51:10"/>
<b>Attachments</b>	