

Case Officer: Stuart Howden

Recommendation: Approve

Applicant: Ms Lauren Bates

Proposal: Discharge of Conditions 3 (landscaping scheme), 5 (cycle parking) and 6 (sustainability and energy statement) of 17/01542/REM

Report type: Delegated

1. Appraisal

- 1.1. Planning permission was granted earlier this year (17/01542/REM) for the erection of units 1 and 3 within the Oxford Technology Park. This application is seeking approval of the details required by conditions 3, 5 and 6.

Condition 3

- 1.2. Condition 3 requested that a landscaping scheme is approved by the Local Planning Authority. This condition was attached in the interests of the visual amenities of the locality and to ensure the creation of a pleasant environment for the development. A revised landscaping scheme has now been submitted. Comments have not been received from the Council's Landscape Officer, but in my view the submitted landscape scheme is acceptable.

Condition 5

- 1.3. Condition 5 requested a detailed plan showing the cycle parking for plots 1 and 3 of the proposed development is approved by the Local Planning Authority. The condition was attached in the interests of maximising the opportunities for sustainable travel. The Local Highway Authority has not raised any objections to the details submitted within, which displays 30 spaces each for units 1 and 3 in covered shelters. I am also content with the siting of these shelters. It is therefore considered that this condition can be discharged.

Condition 6

- 1.4. Condition 6 requested a Sustainability and Energy Statement, outlining how sustainability will be built in the development, is approved by the Local Planning Authority. This condition was attached to ensure sustainable construction and reduce carbon emissions. Such a statement has been submitted and this is highly detailed. Of note, is highlighted within this statement that the buildings would achieve BREEAM 'very good' standards as a minimum. Furthermore, recycled materials are proposed for parts of the building. I am satisfied with the details outlined within the submitted statement and it is considered that this condition can be discharged.

2. Recommendation – Approval

The Local Planning Authority considers that the details submitted pursuant to Conditions 3, 5 and 6 of planning permission 17/01542/REM are acceptable, and as such it is recommended that these Conditions are discharged.

Case Officer: Stuart Howden

DATED: 18th May 2018

DM Team Leader: Nathanael Stock

DATED: 25.05.2018