

Planning and Development

David Peckford, Assistant Director – Planning and Development



Cherwell

DISTRICT COUNCIL
NORTH OXFORDSHIRE

IMPORTANT – PLANNING CONSULTATION

13 Trenchard Circle
Upper Heyford
Bicester
OX25 5TB



Bodicote House
Bodicote
Banbury
Oxfordshire
OX15 4AA

www.cherwell.gov.uk

Please ask for: **Andrew Lewis**
Email: andrew.lewis@cherwell-dc.gov.uk

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

5th May 2020

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)

Application No.: 18/00825/HYBRID

Applicant's Name: Dorchester Living Limited

Proposal: A hybrid planning application consisting of:

- demolition of buildings and structures as listed in Schedule 1;
- outline planning permission for up to:
 - 1,175 new dwellings (Class C3);
 - 60 close care dwellings (Class C2/C3);
 - 929 m2 of retail (Class A1);
 - 670 m2 comprising a new medical centre (Class D1);
 - 35,175 m2 of new employment buildings, (comprising up to 6,330 m2 Class B1a, 13,635 m2 B1b/c, 9,250 m2 Class B2, and 5,960 m2 B8);
 - 2,415 m2 of new school building on 2.4 ha site for a new school (Class D1);
 - 925 m2 of community use buildings (Class D2); and 515 m2 of indoor sports, if provided on-site (Class D2);
 - 30m in height observation tower with zipwire with ancillary visitor facilities of up of 100 m2 (Class D1/A1/A3);
 - 1,000 m2 energy facility/infrastructure with a stack height of up to 24m (sui generis);
 - 2,520 m2 additional education facilities (buildings and associated external infrastructure) at Buildings 73, 74 and 583 for education use (Class D1);
 - Creation of areas of Open Space, Sports Facilities, Public Park and other green infrastructure.
- the change of use of the following buildings and areas:
 - Buildings 3036, 3037, 3038, 3039, 3040, 3041, and 3042 for employment use (Class B1b/c, B2, B8);
 - Buildings 217, 3052, 3053, 3054, 3055, 3102, and 3136 for employment use (Class B8);
 - Buildings 2010 and 3009 for filming and heritage activities (Sui Generis/Class D1);
 - Buildings 73 and 2004 (Class D1);

Buildings 391, 1368, 1443, 2005, 2006, 2007, 2008 and 2009 (Class D1/D2 with ancillary A1-A5 use);
Building 340 (Class D1, D2, A3);
20.3ha of hardstanding for car processing (Sui Generis); and > 76.6ha for filming activities, including 2.1 ha for filming set construction and event parking (Sui Generis);

- the continuation of use of areas, buildings and structures already benefiting from previous planning permissions, as specified in Schedule 2.
- associated infrastructure works, including surface water attenuation provision and upgrading Chilgrove Drive and the junction with Camp Road.

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

Parish(es): Heyford Park

Expected Decision Level: Committee

Description of Amendment: The original application has been revised. Please refer to Section 2 of the Addendum to Planning Statement dated March 2020 (ref: P16-0631) for a detailed summary of the revisions

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David Peckford
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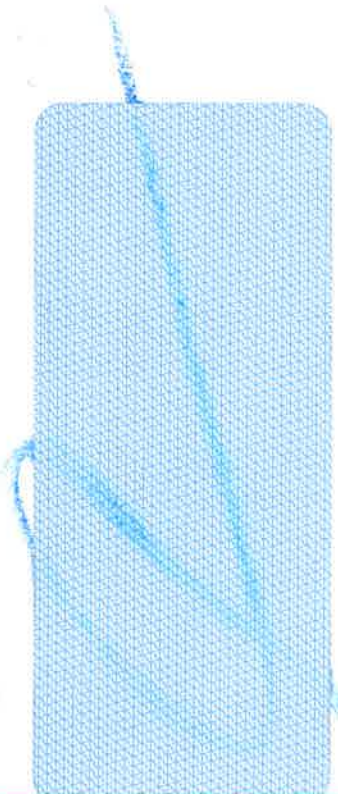
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Location: Heyford Park, Camp Road, Upper Heyford, Bicester, OX25 5HD

Parish(es): Heyford Park

Expected Decision Level: Committee

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2 Walker Road
Upper Heyford
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OX25 5BG



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Please ask for: **Andrew Lewis**
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Direct Dial: **01295 221813**
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4th May 2020

Dear Sir/Madam,

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TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)

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Parish(es):

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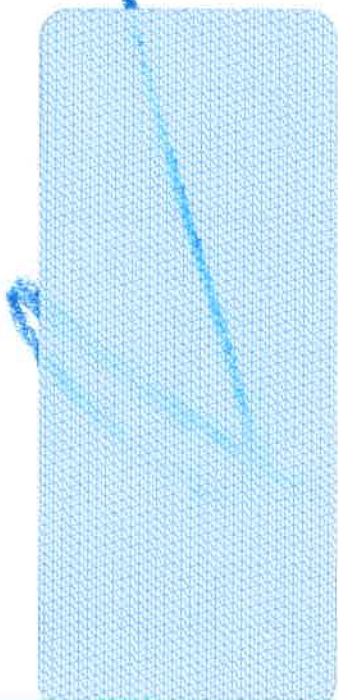
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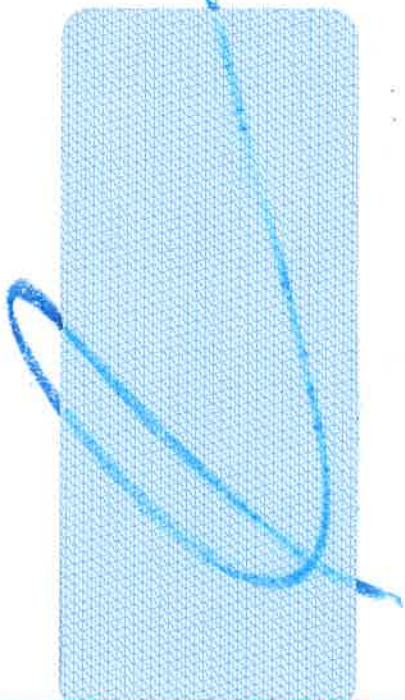
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Heyford Park, Camp Road, Upper Heyford, Bicester, OX25 5HD

Location:

Parish(es):

Heyford Park

Expected Decision Level:

Committee

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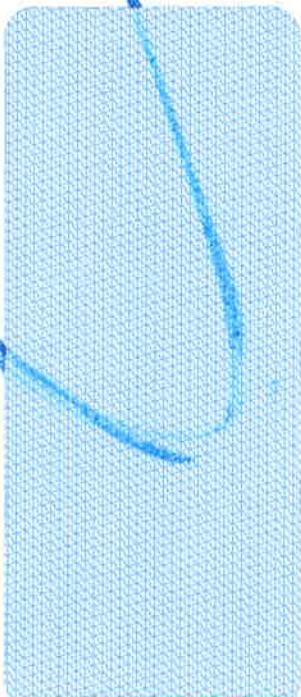
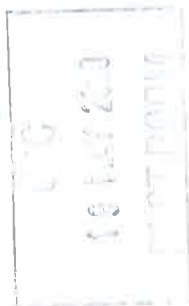
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4 Walker Road
Upper Heyford
Bicester
OX25 5BG



Bodicote House
Bodicote
Banbury
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www.cherwell.gov.uk

Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

5th May 2020

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)

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Parish(es): Heyford Park

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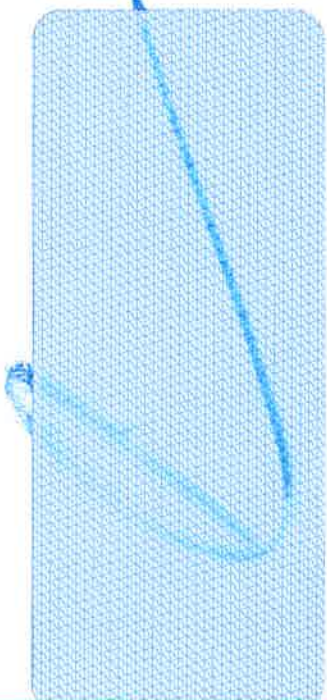
David Peckford
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Planning and Development

David Peckford, Assistant Director – Planning and Development



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NORTH OXFORDSHIRE

IMPORTANT – PLANNING CONSULTATION

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Please ask for: **Andrew Lewis**
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Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

4th May 2020

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)

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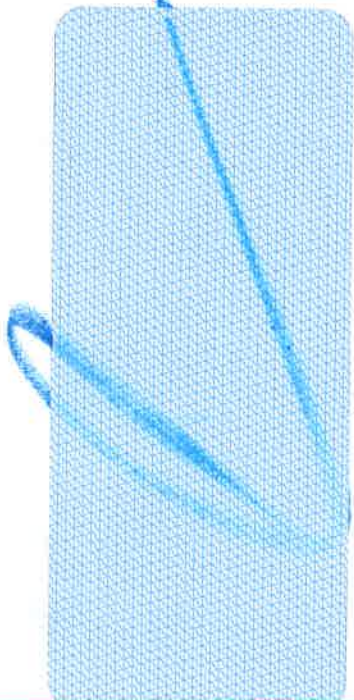
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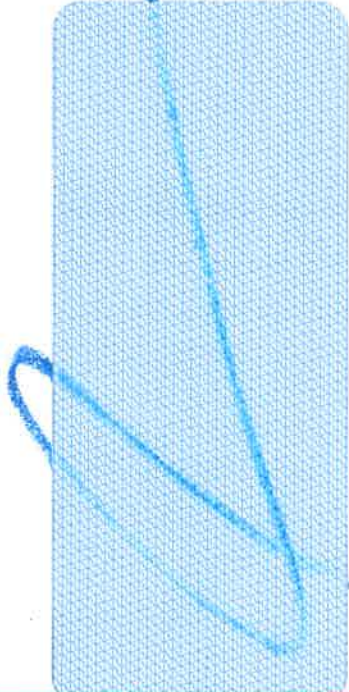


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Planning and Development

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Assistant Director – Planning and Development

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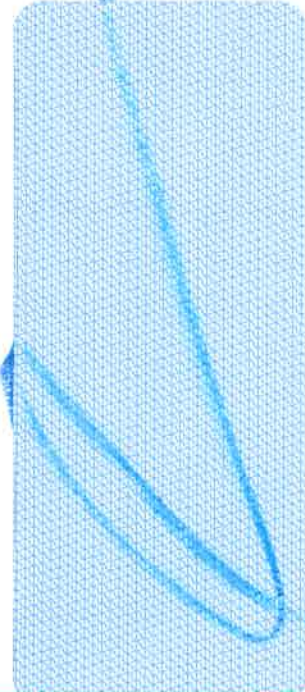
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Planning and Development

David Peckford, Assistant Director – Planning and Development



Cherwell

DISTRICT COUNCIL
NORTH OXFORDSHIRE

IMPORTANT – PLANNING CONSULTATION

66 Heyford Leys
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OX25 5LX



Bodicote House
Bodicote
Banbury
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www.cherwell.gov.uk

Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

4th May 2020

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)

Application No.: 18/00825/HYBRID

Applicant's Name: Dorchester Living Limited

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- demolition of buildings and structures as listed in Schedule 1;
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 - 60 close care dwellings (Class C2/C3);
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 - 670 m2 comprising a new medical centre (Class D1);
 - 35,175 m2 of new employment buildings, (comprising up to 6,330 m2 Class B1a, 13,635 m2 B1b/c, 9,250 m2 Class B2, and 5,960 m2 B8);
 - 2,415 m2 of new school building on 2.4 ha site for a new school (Class D1);
 - 925 m2 of community use buildings (Class D2); and 515 m2 of indoor sports, if provided on-site (Class D2);
 - 30m in height observation tower with zipwire with ancillary visitor facilities of up of 100 m2 (Class D1/A1/A3);
 - 1,000 m2 energy facility/infrastructure with a stack height of up to 24m (sui generis);
 - 2,520 m2 additional education facilities (buildings and associated external infrastructure) at Buildings 73, 74 and 583 for education use (Class D1);
 - Creation of areas of Open Space, Sports Facilities, Public Park and other green infrastructure.
- the change of use of the following buildings and areas:
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Building 340 (Class D1, D2, A3);
20.3ha of hardstanding for car processing (Sui Generis); and > 76.6ha for filming activities, including 2.1 ha for filming set construction and event parking (Sui Generis);

- the continuation of use of areas, buildings and structures already benefiting from previous planning permissions, as specified in Schedule 2.
- associated infrastructure works, including surface water attenuation provision and upgrading Chilgrove Drive and the junction with Camp Road.

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

Parish(es): Heyford Park

Expected Decision Level: Committee

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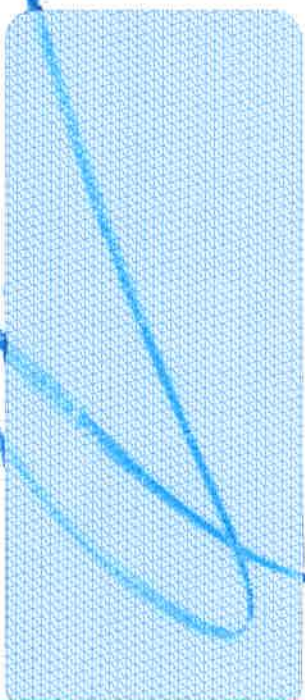
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Planning and Development

David Peckford, Assistant Director – Planning and Development



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NORTH OXFORDSHIRE

IMPORTANT – PLANNING CONSULTATION

84 Heyford Leys
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Please ask for: **Andrew Lewis**
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Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

5th May 2020

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)

Application No.: 18/00825/HYBRID

Applicant's Name: Dorchester Living Limited

Proposal: A hybrid planning application consisting of:

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• associated infrastructure works, including surface water attenuation provision and upgrading Chilgrove Drive and the junction with Camp Road.

Location:

Heyford Park, Camp Road, Upper Heyford, Bicester, OX25 5HD

Parish(es):

Heyford Park

Expected Decision Level: Committee

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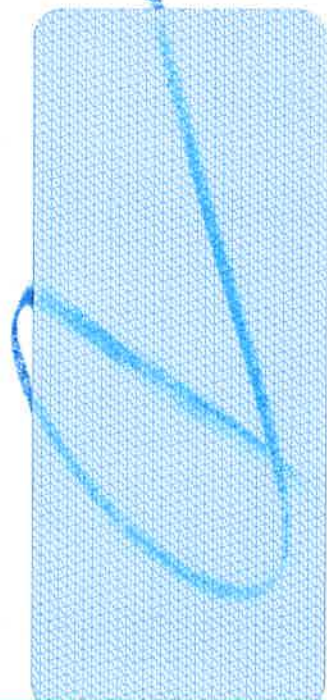
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Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

5th May 2020

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(AS AMENDED)
Neighbour Notification (amended details)

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Parish(es): Heyford Park

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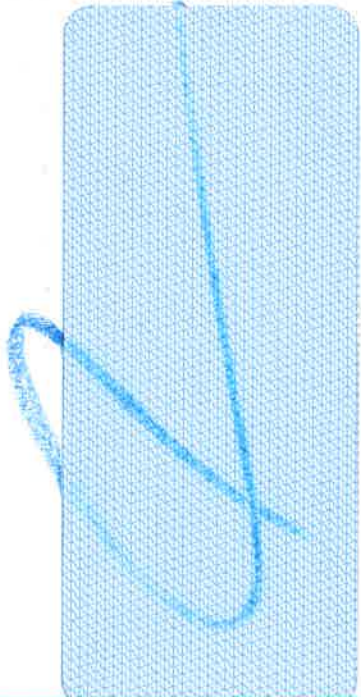
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Planning and Development

David Peckford, Assistant Director – Planning and Development



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David Peckford
Assistant Director – Planning and Development

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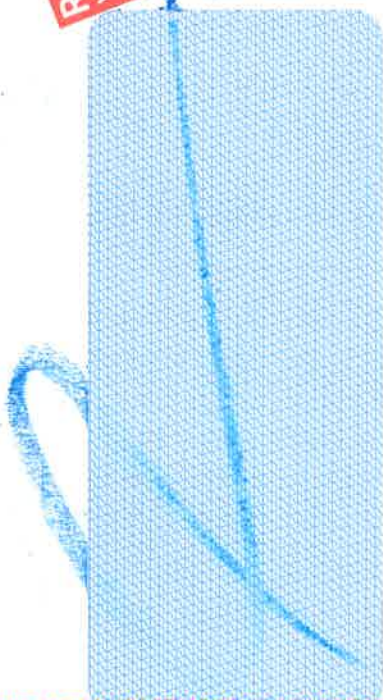
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IMPORTANT – PLANNING CONSULTATION

78 Heyford Leys
Upper Heyford
Bicester
OX25 5LX



Bodicote House
Bodicote
Banbury
Oxfordshire
OX15 4AA

www.cherwell.gov.uk

Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

4th May 2020

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)

Application No.: 18/00825/HYBRID

Applicant's Name: Dorchester Living Limited

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- demolition of buildings and structures as listed in Schedule 1;
- outline planning permission for up to:
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 - 60 close care dwellings (Class C2/C3);
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 - 2,415 m2 of new school building on 2.4 ha site for a new school (Class D1);
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 - 30m in height observation tower with zipwire with ancillary visitor facilities of up of 100 m2 (Class D1/A1/A3);
 - 1,000 m2 energy facility/infrastructure with a stack height of up to 24m (sui generis);
 - 2,520 m2 additional education facilities (buildings and associated external infrastructure) at Buildings 73, 74 and 583 for education use (Class D1);
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- the change of use of the following buildings and areas:
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20.3ha of hardstanding for car processing (Sui Generis); and > 76.6ha for filming activities, including 2.1 ha for filming set construction and event parking (Sui Generis);**
• the continuation of use of areas, buildings and structures already benefiting from previous planning permissions, as specified in Schedule 2.
• associated infrastructure works, including surface water attenuation provision and upgrading Chilgrove Drive and the junction with Camp Road.

Location:

Heyford Park, Camp Road, Upper Heyford, Bicester, OX25 5HD

Parish(es):

Heyford Park

Expected Decision Level:

Committee

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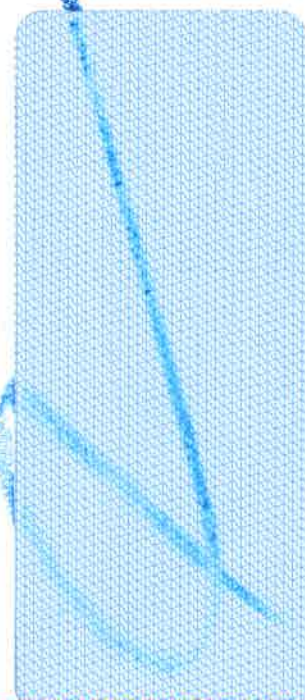
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IMPORTANT – PLANNING CONSULTATION

32 Trenchard Circle
Upper Heyford
Bicester
OX25 5TB



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Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

5th May 2020

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TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)

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

Parish(es): Heyford Park

Expected Decision Level: Committee

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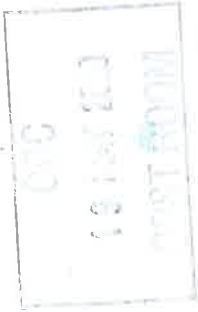
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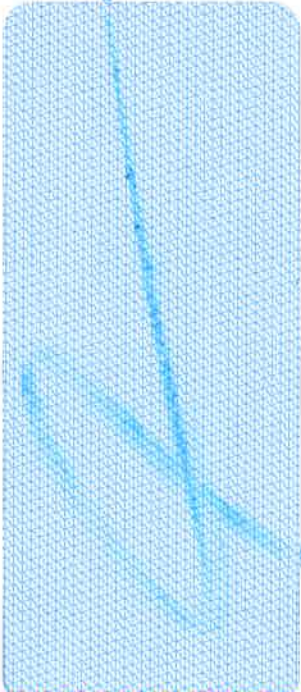
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Planning and Development

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Cherwell

DISTRICT COUNCIL
NORTH OXFORDSHIRE

IMPORTANT – PLANNING CONSULTATION

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Our Ref: **18/00825/HYBRID**

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Planning and Development

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Cherwell

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NORTH OXFORDSHIRE

IMPORTANT – PLANNING CONSULTATION

24 Trenchard Circle
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OX25 5TB



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David Peckford
Assistant Director – Planning and Development

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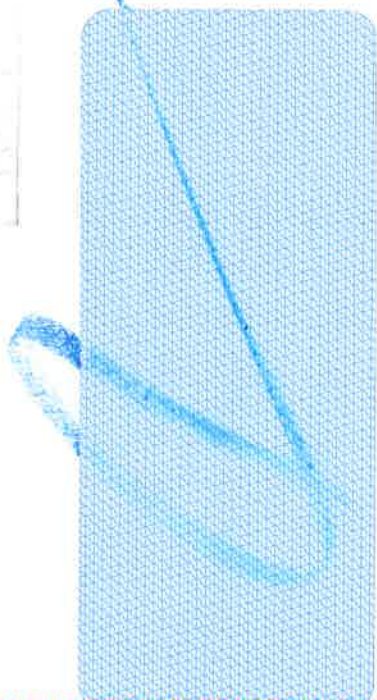
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Planning and Development

David Peckford, Assistant Director – Planning and Development



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DISTRICT COUNCIL
NORTH OXFORDSHIRE

IMPORTANT – PLANNING CONSULTATION

132 Camp Road
Upper Heyford
Bicester
OX25 5AG



Bodicote House
Bodicote
Banbury
Oxfordshire
OX15 4AA

www.cherwell.gov.uk

Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

4th May 2020

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)

Application No.: 18/00825/HYBRID

Applicant's Name: Dorchester Living Limited

Proposal: A hybrid planning application consisting of:

- demolition of buildings and structures as listed in Schedule 1;
- outline planning permission for up to:
 - 1,175 new dwellings (Class C3);
 - 60 close care dwellings (Class C2/C3);
 - 929 m2 of retail (Class A1);
 - 670 m2 comprising a new medical centre (Class D1);
 - 35,175 m2 of new employment buildings, (comprising up to 6,330 m2 Class B1a, 13,635 m2 B1b/c, 9,250 m2 Class B2, and 5,960 m2 B8);
 - 2,415 m2 of new school building on 2.4 ha site for a new school (Class D1);
 - 925 m2 of community use buildings (Class D2); and 515 m2 of indoor sports, if provided on-site (Class D2);
 - 30m in height observation tower with zipwire with ancillary visitor facilities of up of 100 m2 (Class D1/A1/A3);
 - 1,000 m2 energy facility/infrastructure with a stack height of up to 24m (sui generis);
 - 2,520 m2 additional education facilities (buildings and associated external infrastructure) at Buildings 73, 74 and 583 for education use (Class D1);
 - Creation of areas of Open Space, Sports Facilities, Public Park and other green infrastructure.
- the change of use of the following buildings and areas:
 - Buildings 3036, 3037, 3038, 3039, 3040, 3041, and 3042 for employment use (Class B1b/c, B2, B8);
 - Buildings 217, 3052, 3053, 3054, 3055, 3102, and 3136 for employment use (Class B8);
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**Buildings 391, 1368, 1443, 2005, 2006, 2007, 2008 and 2009 (Class D1/D2 with ancillary A1-A5 use);
Building 340 (Class D1, D2, A3);
20.3ha of hardstanding for car processing (Sui Generis); and > 76.6ha for filming activities, including 2.1 ha for filming set construction and event parking (Sui Generis);**

- the continuation of use of areas, buildings and structures already benefiting from previous planning permissions, as specified in Schedule 2.
- associated infrastructure works, including surface water attenuation provision and upgrading Chilgrove Drive and the junction with Camp Road.

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

Parish(es): Heyford Park

Expected Decision Level: Committee

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Assistant Director – Planning and Development

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164 Camp Road
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Bicester
OX25 5AG



Bodicote House
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Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
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5th May 2020

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(AS AMENDED)
Neighbour Notification (amended details)

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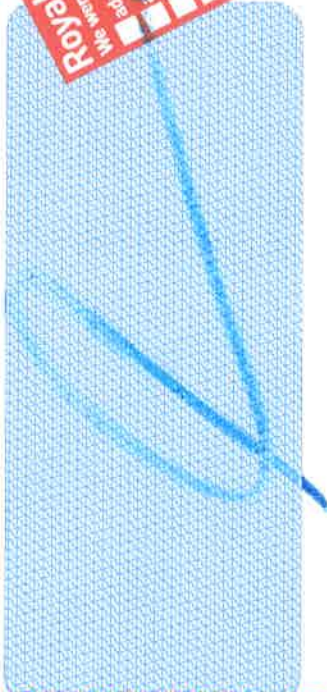
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David Peckford, Assistant Director – Planning and Development



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Please ask for: **Andrew Lewis**
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Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

4th May 2020

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(AS AMENDED)
Neighbour Notification (amended details)

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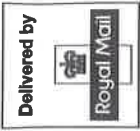
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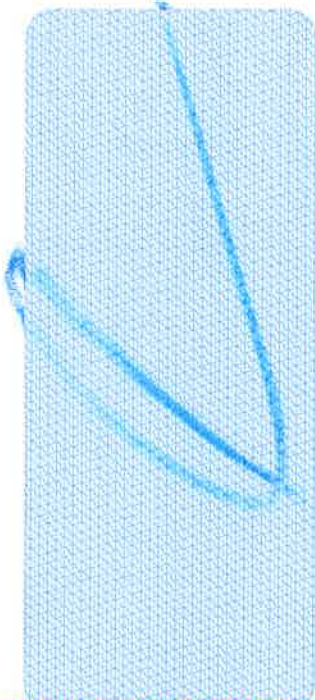


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Planning and Development

David Peckford, Assistant Director – Planning and Development



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NORTH OXFORDSHIRE

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Please ask for: **Andrew Lewis**
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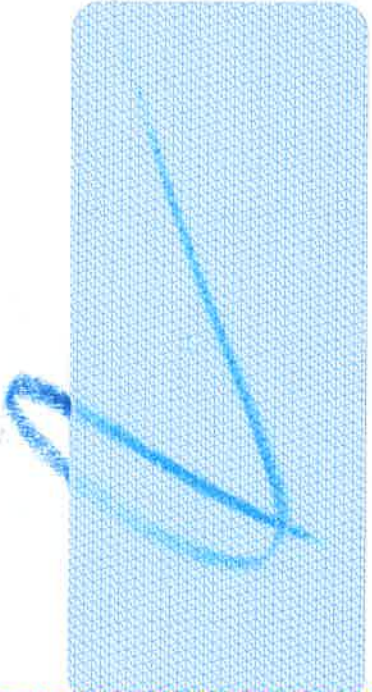
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 - 35,175 m2 of new employment buildings, (comprising up to 6,330 m2 Class B1a, 13,635 m2 B1b/c, 9,250 m2 Class B2, and 5,960 m2 B8);
 - 2,415 m2 of new school building on 2.4 ha site for a new school (Class D1);
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 - 30m in height observation tower with zipwire with ancillary visitor facilities of up of 100 m2 (Class D1/A1/A3);
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Location: Heyford Park, Camp Road, Upper Heyford, Bicester, OX25 5HD

Parish(es): Heyford Park

Expected Decision Level: Committee

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David Peckford
Assistant Director – Planning and Development

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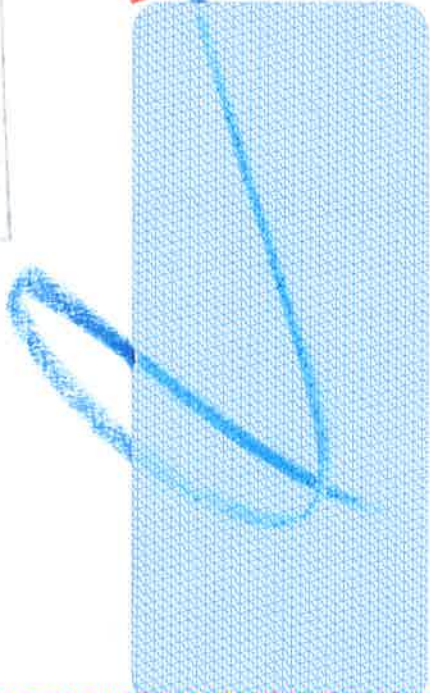
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David Peckford, Assistant Director – Planning and Development



Cherwell

DISTRICT COUNCIL
NORTH OXFORDSHIRE

IMPORTANT – PLANNING CONSULTATION

158 Camp Road
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OX25 5AG



Bodicote House
Bodicote
Banbury
Oxfordshire
OX15 4AA

www.cherwell.gov.uk

Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

5th May 2020

Dear Sir/Madam,

**TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)**

Application No.: 18/00825/HYBRID

Applicant's Name: Dorchester Living Limited

Proposal: A hybrid planning application consisting of:

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

Parish(es): Heyford Park

Expected Decision Level: Committee

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David Peckford
Assistant Director – Planning and Development



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Planning and Development

David Peckford, Assistant Director – Planning and Development



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76 Heyford Leys
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Bodicote House
Bodicote
Banbury
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www.cherwell.gov.uk

Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

5th May 2020

Dear Sir/Madam,

**TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)**

Application No.: **18/00825/HYBRID**

Applicant's Name: **Dorchester Living Limited**

Proposal: **A hybrid planning application consisting of:**

- demolition of buildings and structures as listed in Schedule 1;
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• associated infrastructure works, including surface water attenuation provision and upgrading Chilgrove Drive and the junction with Camp Road.
Heyford Park, Camp Road, Upper Heyford, Bicester, OX25 5HD

Location:

Parish(es): Heyford Park

Expected Decision Level: Committee

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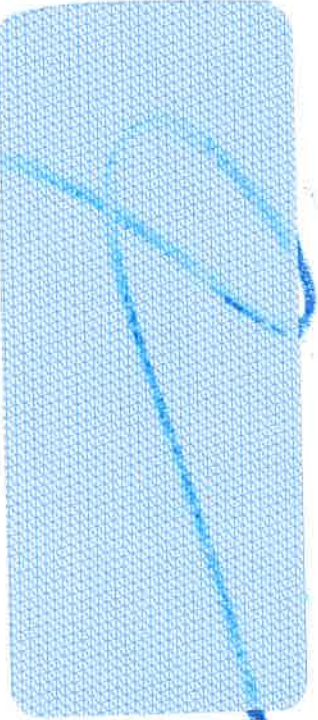
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Oxfordshire
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Please ask for: **Andrew Lewis**
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Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

4th May 2020

Dear Sir/Madam,

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TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)

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Parish(es): Heyford Park

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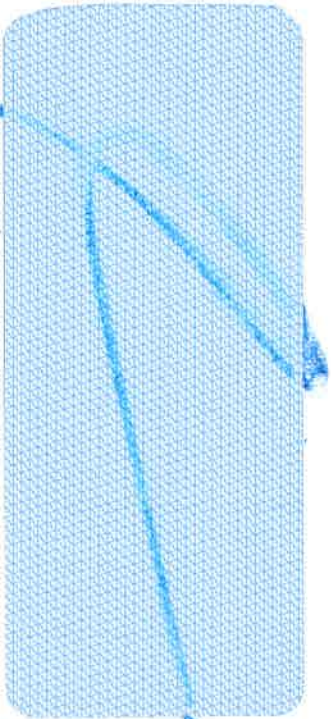
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Planning and Development

David Peckford, Assistant Director – Planning and Development



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30 Trenchard Circle
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Please ask for: **Andrew Lewis**
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Parish(es): Heyford Park

Expected Decision Level: Committee

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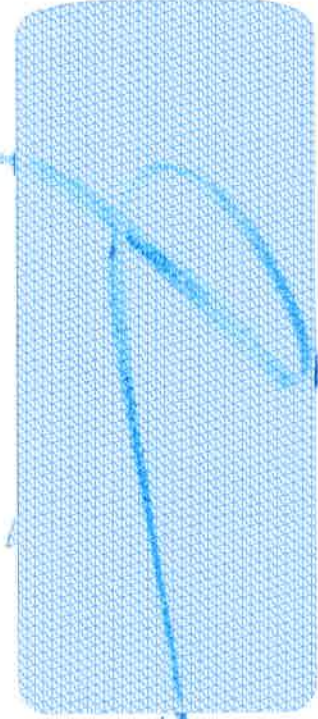
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Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

5th May 2020

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED) TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017 (AS AMENDED) Neighbour Notification (amended details)

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Parish(es):

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Expected Decision Level:

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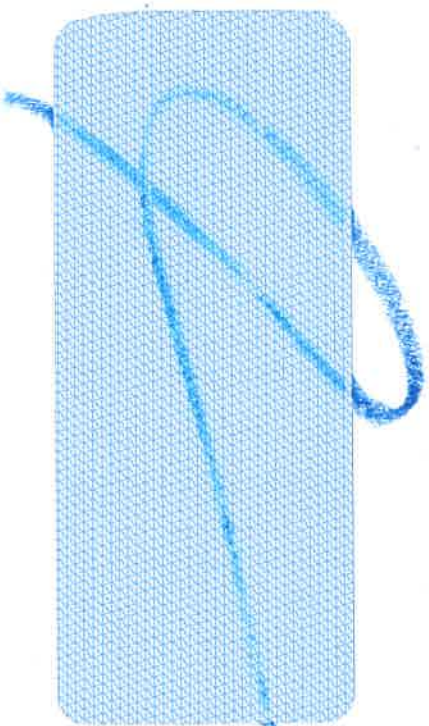
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75 Heyford Leys
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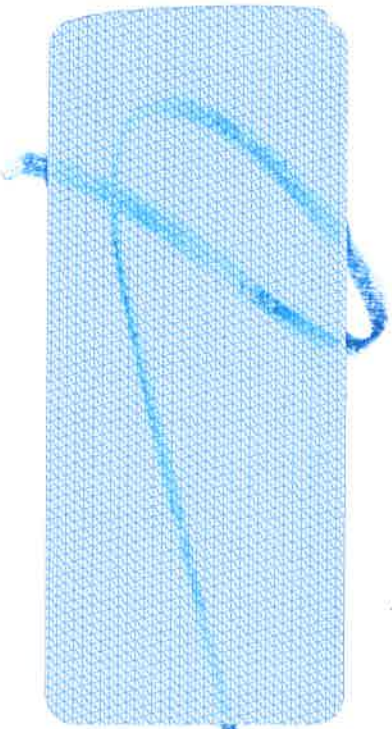
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Our Ref: **18/00825/HYBRID**

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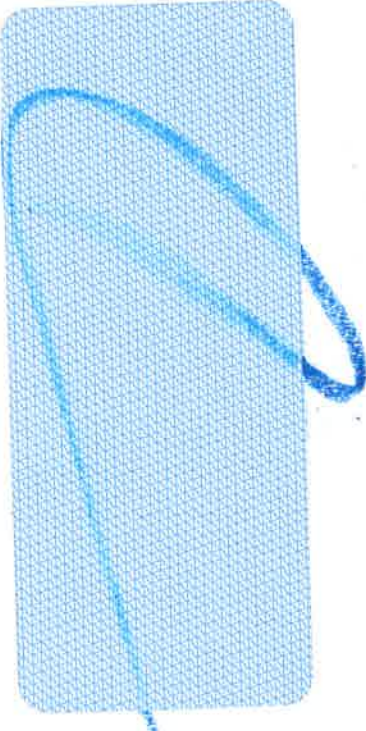
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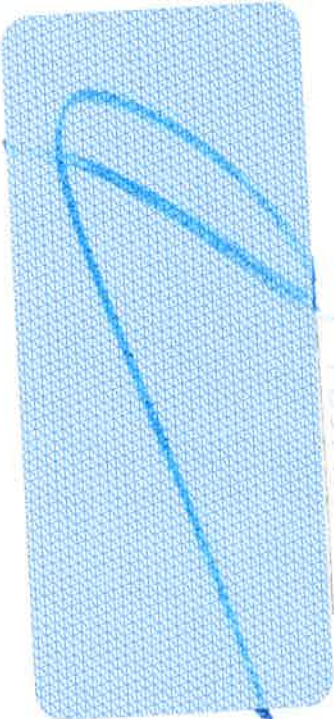
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Yours faithfully

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David Peckford
Assistant Director – Planning and Development



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David Peckford, Assistant Director – Planning and Development



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IMPORTANT – PLANNING CONSULTATION

2 Soden Road
Upper Heyford
Bicester
OX25 5LR



Bodicote House
Bodicote
Banbury
Oxfordshire
OX15 4AA

www.cherwell.gov.uk

Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

5th May 2020

Dear Sir/Madam,

**TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)**

Application No.: 18/00825/HYBRID

Applicant's Name: Dorchester Living Limited

Proposal: A hybrid planning application consisting of:

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 - 670 m2 comprising a new medical centre (Class D1);
 - 35,175 m2 of new employment buildings, (comprising up to 6,330 m2 Class B1a, 13,635 m2 B1b/c, 9,250 m2 Class B2, and 5,960 m2 B8);
 - 2,415 m2 of new school building on 2.4 ha site for a new school (Class D1);
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 - 30m in height observation tower with zipwire with ancillary visitor facilities of up of 100 m2 (Class D1/A1/A3);
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 - 2,520 m2 additional education facilities (buildings and associated external infrastructure) at Buildings 73, 74 and 583 for education use (Class D1);
 - Creation of areas of Open Space, Sports Facilities, Public Park and other green infrastructure.
- the change of use of the following buildings and areas:
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• associated infrastructure works, including surface water attenuation provision and upgrading Chilgrove Drive and the junction with Camp Road.
Location: Heyford Park, Camp Road, Upper Heyford, Bicester, OX25 5HD

Parish(es): Heyford Park

Expected Decision Level: Committee

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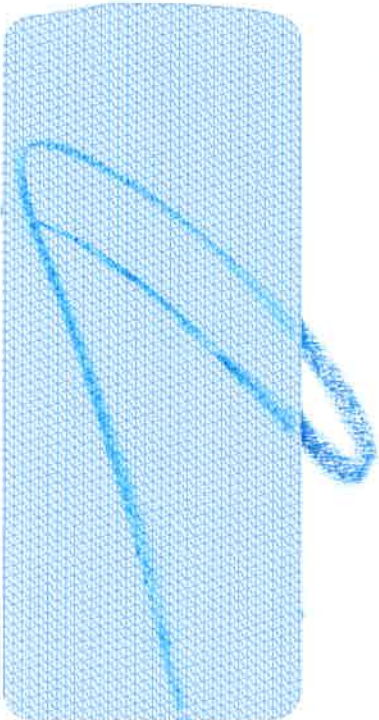
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David Peckford
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Planning and Development

David Peckford, Assistant Director – Planning and Development



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26 Trenchard Circle
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Please ask for: **Andrew Lewis**
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Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

5th May 2020

Dear Sir/Madam,

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TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)**

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Location:

Heyford Park, Camp Road, Upper Heyford, Bicester, OX25 5HD

Parish(es):

Heyford Park

Expected Decision Level:

Committee

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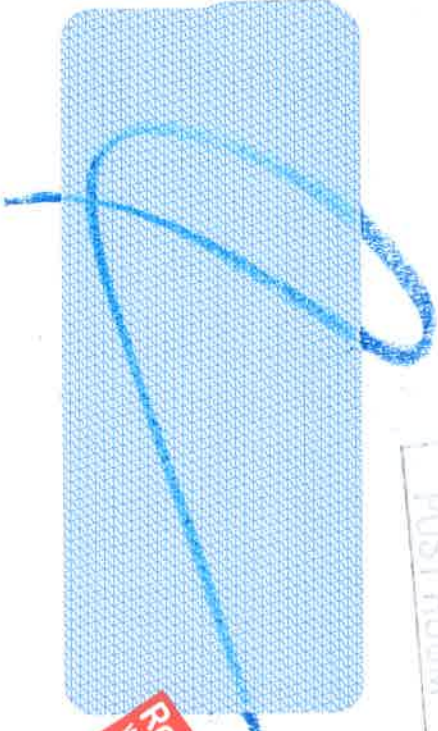
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QTC
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88 Heyford Leys
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www.cherwell.gov.uk

Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

4th May 2020

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TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)

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Parish(es):

Heyford Park

Expected Decision Level:

Committee

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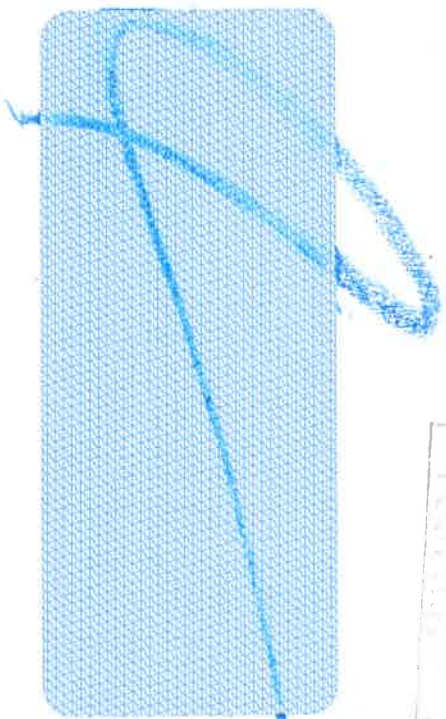
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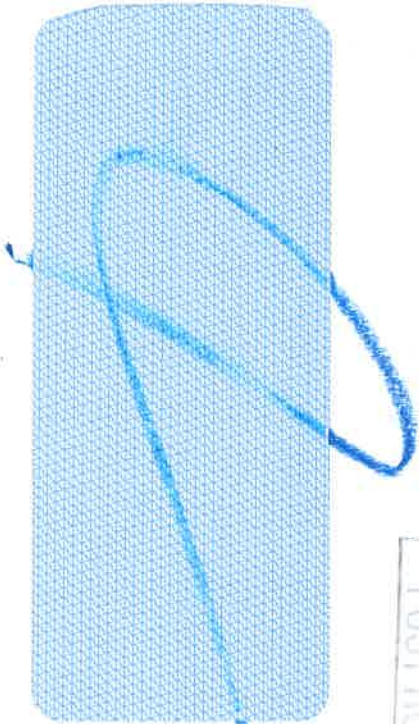
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David Peckford
Assistant Director – Planning and Development



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Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

5th May 2020

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)

Application No.: 18/00825/HYBRID

Applicant's Name: Dorchester Living Limited

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- associated infrastructure works, including surface water attenuation provision and upgrading Chilgrove Drive and the junction with Camp Road.

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

Parish(es): Heyford Park

Expected Decision Level: Committee

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David Peckford
Assistant Director – Planning and Development



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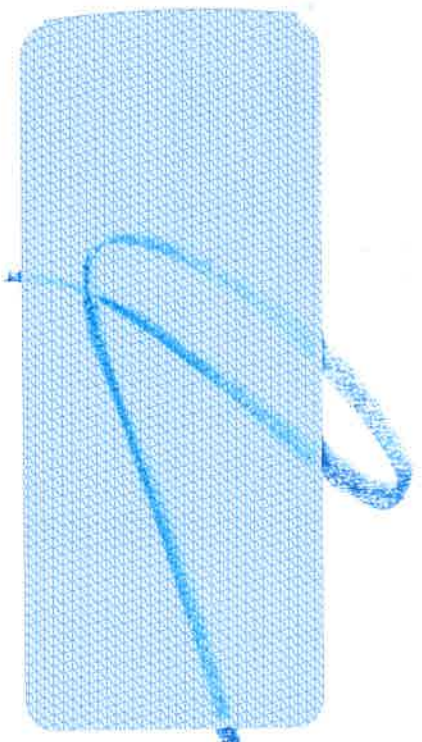
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David Peckford, Assistant Director – Planning and Development



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90 Heyford Leys
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Location:

Parish(es): Heyford Park

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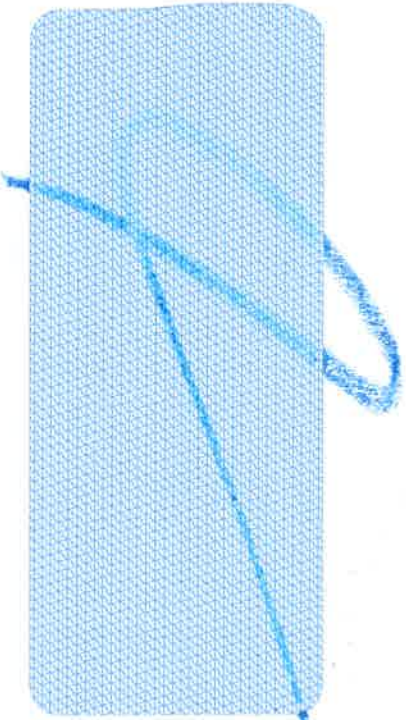
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19 MAY 2020
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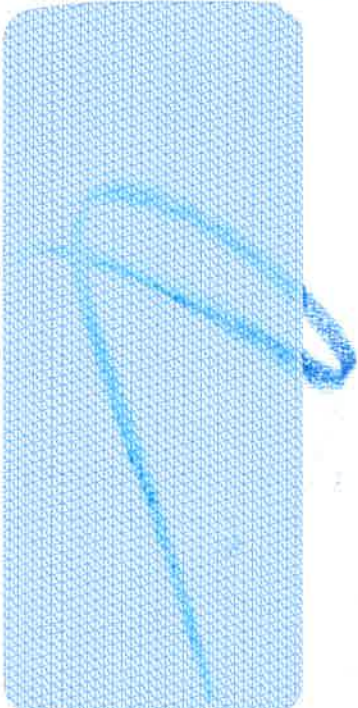
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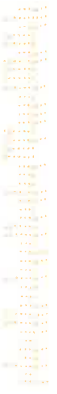


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Expected Decision Level:

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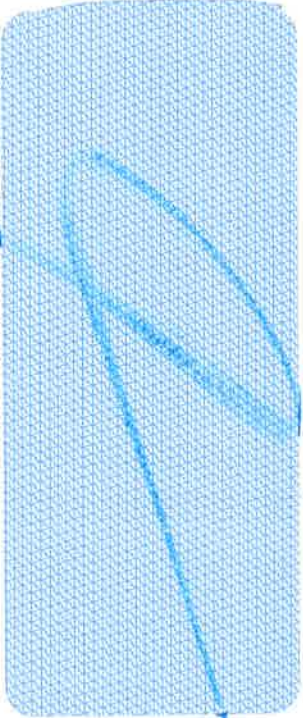
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David Peckford
Assistant Director – Planning and Development



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David Peckford, Assistant Director – Planning and Development



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www.cherwell.gov.uk

Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

4th May 2020

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED) TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017 (AS AMENDED) Neighbour Notification (amended details)

Application No.: 18/00825/HYBRID

Applicant's Name: Dorchester Living Limited

Proposal: A hybrid planning application consisting of:

- demolition of buildings and structures as listed in Schedule 1;
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 - 1,175 new dwellings (Class C3);
 - 60 close care dwellings (Class C2/C3);
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 - 2,415 m2 of new school building on 2.4 ha site for a new school (Class D1);
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 - 30m in height observation tower with zipwire with ancillary visitor facilities of up of 100 m2 (Class D1/A1/A3);
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 - Creation of areas of Open Space, Sports Facilities, Public Park and other green infrastructure.
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- the continuation of use of areas, buildings and structures already benefiting from previous planning permissions, as specified in Schedule 2.
- associated infrastructure works, including surface water attenuation provision and upgrading Chilgrove Drive and the junction with Camp Road.

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

Parish(es): Heyford Park

Expected Decision Level: Committee

Description of Amendment: The original application has been revised. Please refer to Section 2 of the Addendum to Planning Statement dated March 2020 (ref: P16-0631) for a detailed summary of the revisions

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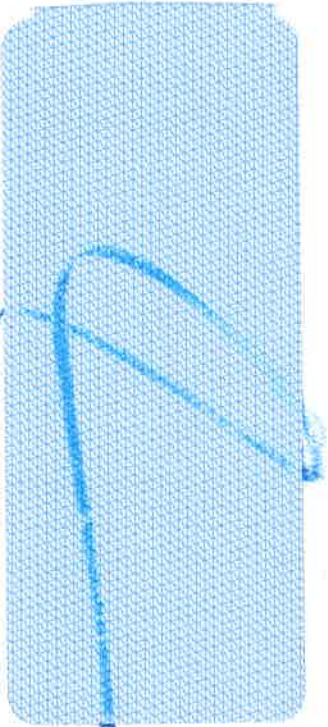
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David Peckford
Assistant Director – Planning and Development

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19 MAY 2020
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Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

5th May 2020

Dear Sir/Madam,

**TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)**

Application No.: 18/00825/HYBRID

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• associated infrastructure works, including surface water attenuation provision and upgrading Chilgrove Drive and the junction with Camp Road.**

Location:

Heyford Park, Camp Road, Upper Heyford, Bicester, OX25 5HD

Parish(es):

Heyford Park

Expected Decision Level:

Committee

Description of Amendment:

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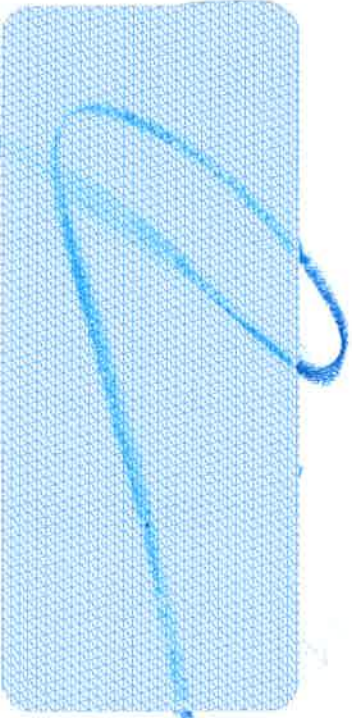
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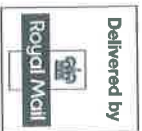


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Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

5th May 2020

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TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)

Application No.: **18/00825/HYBRID**

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Proposal: **A hybrid planning application consisting of:**

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Location:

Parish(es): Heyford Park

Expected Decision Level: Committee

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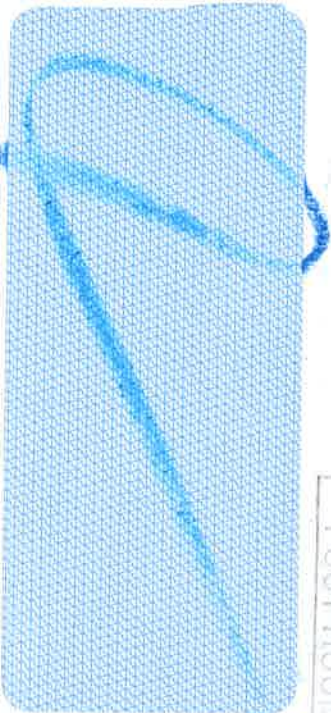
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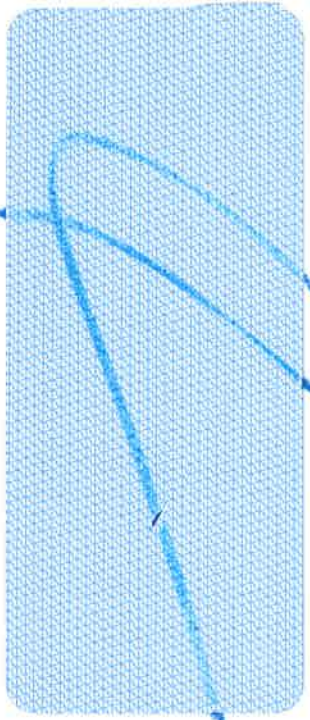
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David Peckford, Assistant Director – Planning and Development



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Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

5th May 2020

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)

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Location:

Parish(es): Heyford Park

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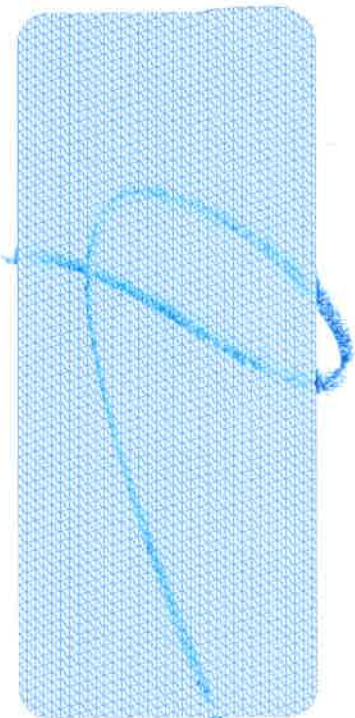
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Location:

Heyford Park, Camp Road, Upper Heyford, Bicester, OX25 5HD

Parish(es):

Heyford Park

Expected Decision Level: Committee

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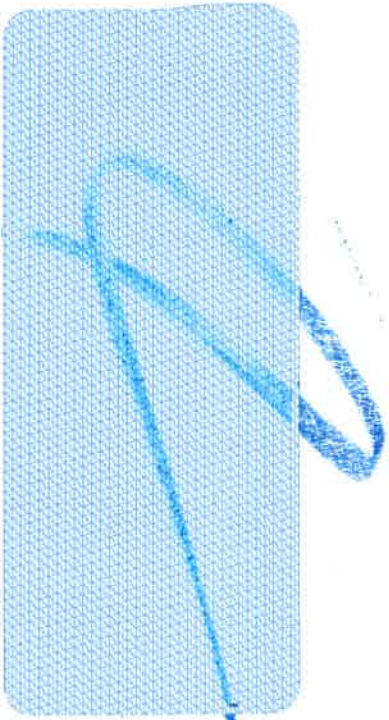
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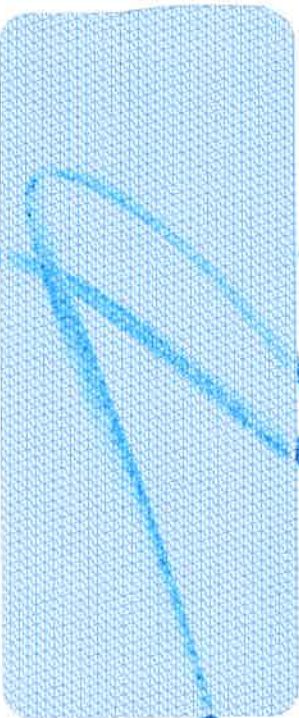
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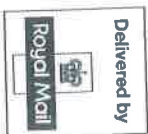


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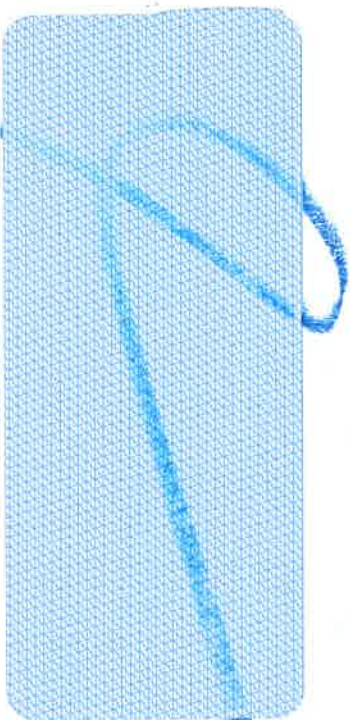
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Yours faithfully

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David Peckford
Assistant Director – Planning and Development



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Planning and Development

David Peckford, Assistant Director – Planning and Development



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IMPORTANT – PLANNING CONSULTATION

22 Trenchard Circle
Upper Heyford
Bicester
OX25 5TB



Bodicote House
Bodicote
Banbury
Oxfordshire
OX15 4AA

www.cherwell.gov.uk

Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

5th May 2020

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)

Application No.: 18/00825/HYBRID

Applicant's Name: Dorchester Living Limited

Proposal:

A hybrid planning application consisting of:

- demolition of buildings and structures as listed in Schedule 1;
- outline planning permission for up to:
 - 1,175 new dwellings (Class C3);
 - 60 close care dwellings (Class C2/C3);
 - 929 m2 of retail (Class A1);
 - 670 m2 comprising a new medical centre (Class D1);
 - 35,175 m2 of new employment buildings, (comprising up to 6,330 m2 Class B1a, 13,635 m2 B1b/c, 9,250 m2 Class B2, and 5,960 m2 B8);
 - 2,415 m2 of new school building on 2.4 ha site for a new school (Class D1);
 - 925 m2 of community use buildings (Class D2); and 515 m2 of indoor sports, if provided on-site (Class D2);
 - 30m in height observation tower with zipwire with ancillary visitor facilities of up of 100 m2 (Class D1/A1/A3);
 - 1,000 m2 energy facility/infrastructure with a stack height of up to 24m (sui generis);
 - 2,520 m2 additional education facilities (buildings and associated external infrastructure) at Buildings 73, 74 and 583 for education use (Class D1);
 - Creation of areas of Open Space, Sports Facilities, Public Park and other green infrastructure.
- the change of use of the following buildings and areas:
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 - Buildings 217, 3052, 3053, 3054, 3055, 3102, and 3136 for employment use (Class B8);
 - Buildings 2010 and 3009 for filming and heritage activities (Sui Generis/Class D1);
 - Buildings 73 and 2004 (Class D1);

Buildings 391, 1368, 1443, 2005, 2006, 2007, 2008 and 2009 (Class D1/D2 with ancillary A1-A5 use);

Building 340 (Class D1, D2, A3);

20.3ha of hardstanding for car processing (Sui Generis); and > 76.6ha for filming activities, including 2.1 ha for filming set construction and event parking (Sui Generis);

- **the continuation of use of areas, buildings and structures already benefiting from previous planning permissions, as specified in Schedule 2.**
- **associated infrastructure works, including surface water attenuation provision and upgrading Chilgrove Drive and the junction with Camp Road.**

Location:

Heyford Park, Camp Road, Upper Heyford, Bicester, OX25 5HD

Parish(es):

Heyford Park

Expected Decision Level:

Committee

Description of Amendment:

The original application has been revised. Please refer to Section 2 of the Addendum to Planning Statement dated March 2020 (ref: P16-0631) for a detailed summary of the revisions

We have received amended plans details for the above application.

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Planning and Development

David Peckford, Assistant Director – Planning and Development



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IMPORTANT – PLANNING CONSULTATION

2 Howard Road
Upper Heyford
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OX25 5BD



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Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

5th May 2020

Dear Sir/Madam,

**TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)**

Application No.: 18/00825/HYBRID

Applicant's Name: Dorchester Living Limited

Proposal: A hybrid planning application consisting of:

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Building 340 (Class D1, D2, A3);
20.3ha of hardstanding for car processing (Sui Generis); and > 76.6ha for filming activities, including 2.1 ha for filming set construction and event parking (Sui Generis);**
• the continuation of use of areas, buildings and structures already benefiting from previous planning permissions, as specified in Schedule 2.
• associated infrastructure works, including surface water attenuation provision and upgrading Chilgrove Drive and the junction with Camp Road.
Location: Heyford Park, Camp Road, Upper Heyford, Bicester, OX25 5HD

Parish(es): Heyford Park

Expected Decision Level: Committee

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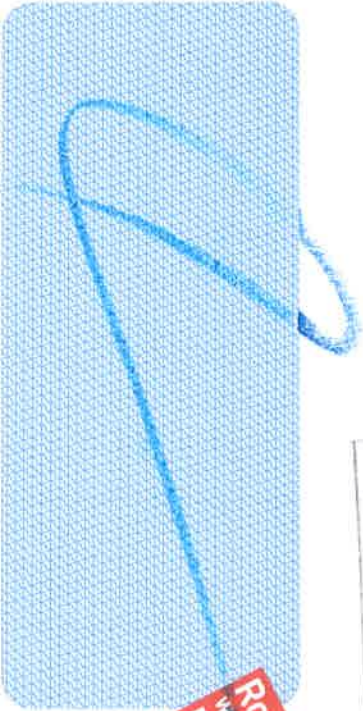
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Please ask for: **Andrew Lewis**
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Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

4th May 2020

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)

Application No.: 18/00825/HYBRID

Applicant's Name: Dorchester Living Limited

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

Parish(es): Heyford Park

Expected Decision Level: Committee

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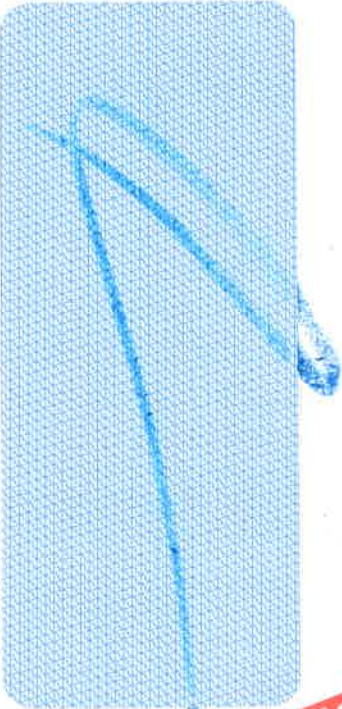
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Assistant Director – Planning and Development



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Planning and Development

David Peckford, Assistant Director – Planning and Development



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IMPORTANT – PLANNING CONSULTATION

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41 Heyford Park
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Bicester
OX25 5HD



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Please ask for: **Andrew Lewis**
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5th May 2020

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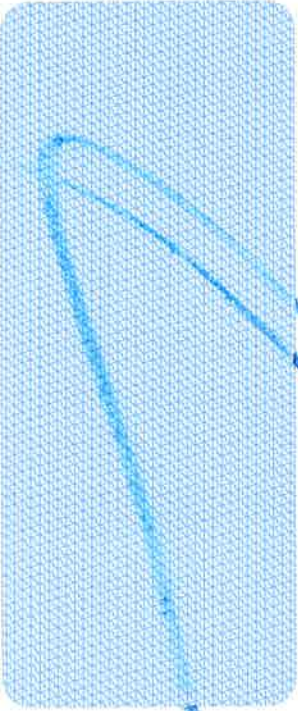
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David Peckford, Assistant Director – Planning and Development



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NORTH OXFORDSHIRE

IMPORTANT – PLANNING CONSULTATION

11 Heyford Leys
Upper Heyford
Bicester
OX25 5LU



Bodicote House
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Oxfordshire
OX15 4AA

www.cherwell.gov.uk

Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

4th May 2020

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017 (AS AMENDED)
Neighbour Notification (amended details)

Application No.: 18/00825/HYBRID

Applicant's Name: Dorchester Living Limited

Proposal: A hybrid planning application consisting of:

- demolition of buildings and structures as listed in Schedule 1;
- outline planning permission for up to:
 - 1,175 new dwellings (Class C3);
 - 60 close care dwellings (Class C2/C3);
 - 929 m2 of retail (Class A1);
 - 670 m2 comprising a new medical centre (Class D1);
 - 35,175 m2 of new employment buildings, (comprising up to 6,330 m2 Class B1a, 13,635 m2 B1b/c, 9,250 m2 Class B2, and 5,960 m2 B8);
 - 2,415 m2 of new school building on 2.4 ha site for a new school (Class D1);
 - 925 m2 of community use buildings (Class D2); and 515 m2 of indoor sports, if provided on-site (Class D2);
 - 30m in height observation tower with zipwire with ancillary visitor facilities of up of 100 m2 (Class D1/A1/A3);
 - 1,000 m2 energy facility/infrastructure with a stack height of up to 24m (sui generis);
 - 2,520 m2 additional education facilities (buildings and associated external infrastructure) at Buildings 73, 74 and 583 for education use (Class D1);
 - Creation of areas of Open Space, Sports Facilities, Public Park and other green infrastructure.
- the change of use of the following buildings and areas:
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 - Buildings 73 and 2004 (Class D1);

**Buildings 391, 1368, 1443, 2005, 2006, 2007, 2008 and 2009 (Class D1/D2 with ancillary A1-A5 use);
Building 340 (Class D1, D2, A3);
20.3ha of hardstanding for car processing (Sui Generis); and > 76.6ha for filming activities, including 2.1 ha for filming set construction and event parking (Sui Generis);**
• the continuation of use of areas, buildings and structures already benefiting from previous planning permissions, as specified in Schedule 2.
• associated infrastructure works, including surface water attenuation provision and upgrading Chilgrove Drive and the junction with Camp Road.

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

Parish(es): Heyford Park

Expected Decision Level: Committee

Description of Amendment: The original application has been revised. Please refer to Section 2 of the Addendum to Planning Statement dated March 2020 (ref: P16-0631) for a detailed summary of the revisions

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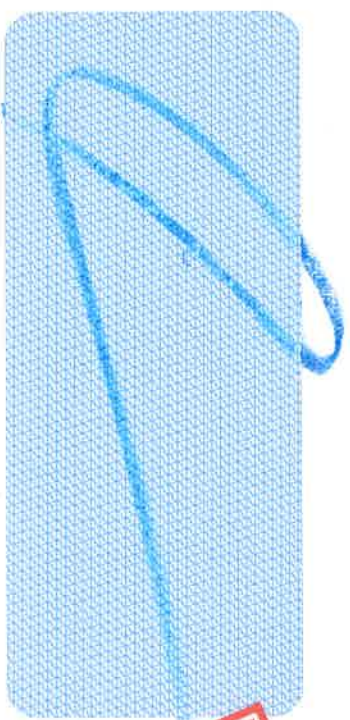
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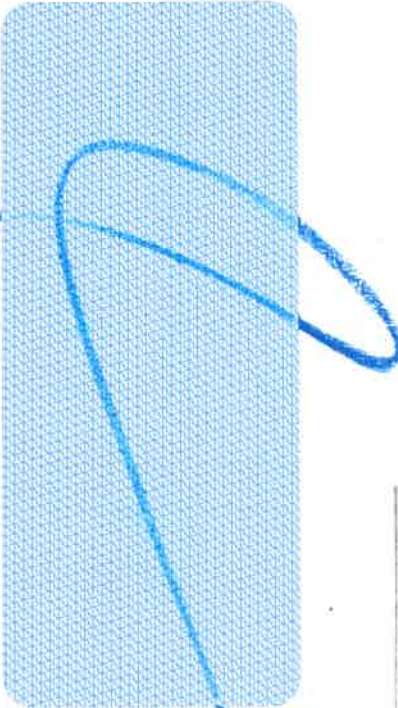
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5th May 2020

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Heyford Park, Camp Road, Upper Heyford, Bicester, OX25 5HD

Location:

Parish(es):

Heyford Park

Expected Decision Level:

Committee

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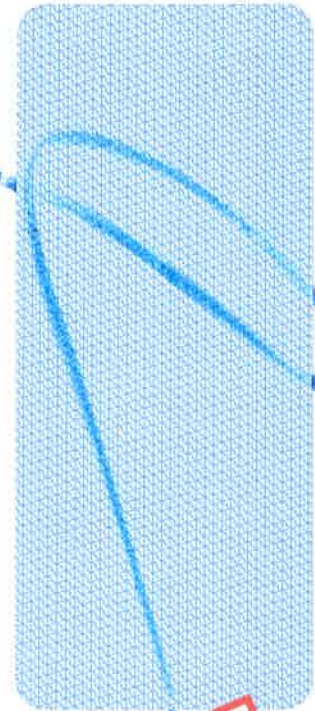
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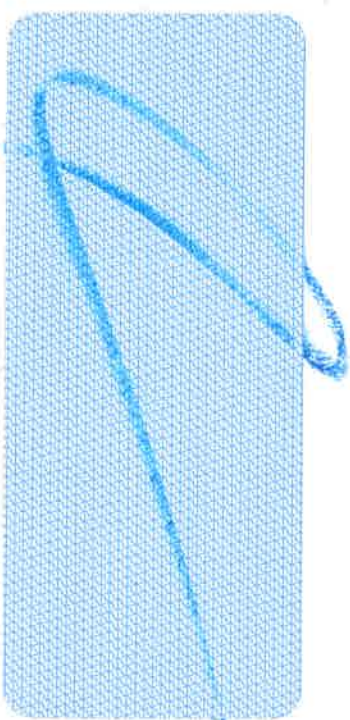
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 - 929 m2 of retail (Class A1);
 - 670 m2 comprising a new medical centre (Class D1);
 - 35,175 m2 of new employment buildings, (comprising up to 6,330 m2 Class B1a, 13,635 m2 B1b/c, 9,250 m2 Class B2, and 5,960 m2 B8);
 - 2,415 m2 of new school building on 2.4 ha site for a new school (Class D1);
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 - 30m in height observation tower with zipwire with ancillary visitor facilities of up of 100 m2 (Class D1/A1/A3);
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• associated infrastructure works, including surface water attenuation provision and upgrading Chilgrove Drive and the junction with Camp Road.
Heyford Park, Camp Road, Upper Heyford, Bicester, OX25 5HD

Location:

Parish(es):

Heyford Park

Expected Decision Level:

Committee

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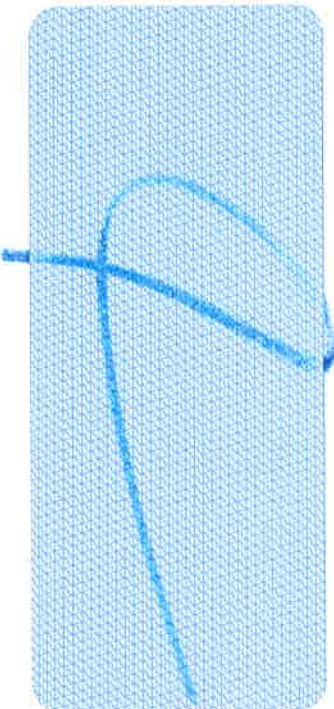
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David Peckford
Assistant Director – Planning and Development



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Planning and Development

David Peckford, Assistant Director – Planning and Development



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IMPORTANT – PLANNING CONSULTATION

31 Trenchard Circle
Upper Heyford
Bicester
OX25 5TB



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www.cherwell.gov.uk

Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

5th May 2020

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)

Application No.: 18/00825/HYBRID

Applicant's Name: Dorchester Living Limited

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Heyford Park, Camp Road, Upper Heyford, Bicester, OX25 5HD

Location:

Parish(es): Heyford Park

Expected Decision Level: Committee

Description of Amendment: The original application has been revised. Please refer to Section 2 of the Addendum to Planning Statement dated March 2020 (ref: P16-0631) for a detailed summary of the revisions

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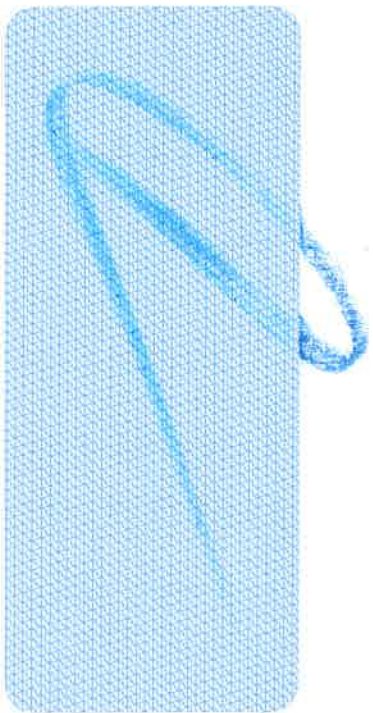
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David Peckford
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Please ask for: **Andrew Lewis**
Email: andrew.lewis@cherwell-dc.gov.uk

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

5th May 2020

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED) TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017 (AS AMENDED) Neighbour Notification (amended details)

Application No.: 18/00825/HYBRID

Applicant's Name: Dorchester Living Limited

Proposal:

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Heyford Park, Camp Road, Upper Heyford, Bicester, OX25 5HD**

Location:

Parish(es): Heyford Park

Expected Decision Level: Committee

Description of Amendment: The original application has been revised. Please refer to Section 2 of the Addendum to Planning Statement dated March 2020 (ref: P16-0631) for a detailed summary of the revisions

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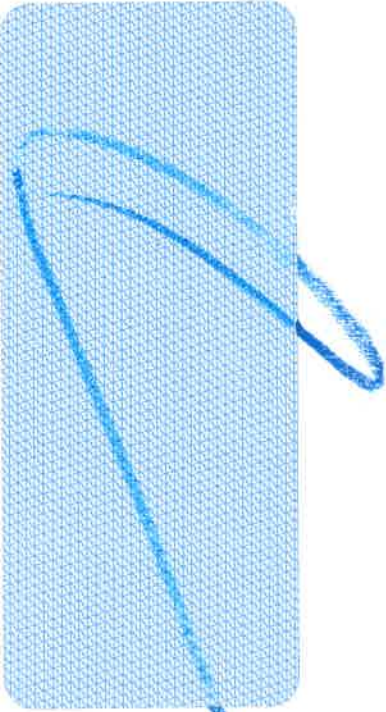
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OX15 4AA

www.cherwell.gov.uk

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Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

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(AS AMENDED)
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Application No.: 18/00825/HYBRID

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

Parish(es): Heyford Park

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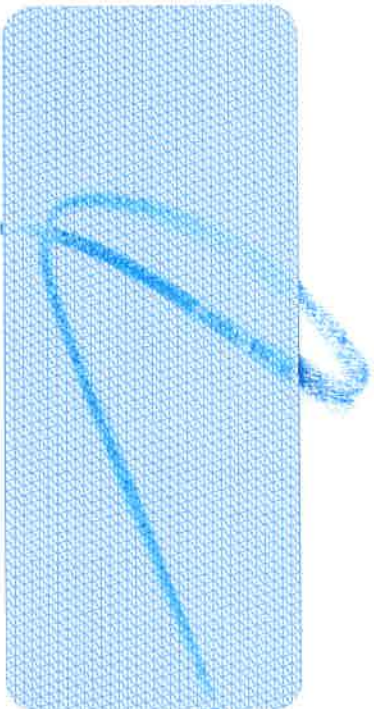
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OX15 4AA

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Please ask for: **Andrew Lewis**
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Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

4th May 2020

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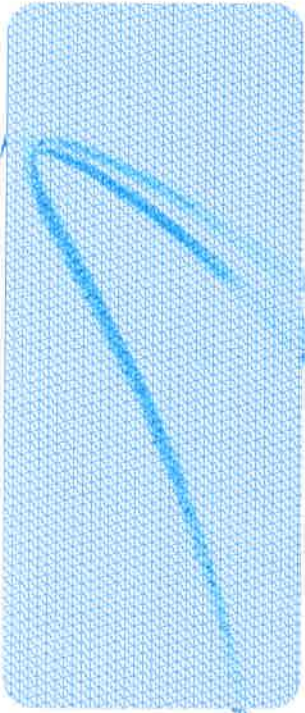
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Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

4th May 2020

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TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
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(AS AMENDED)
Neighbour Notification (amended details)

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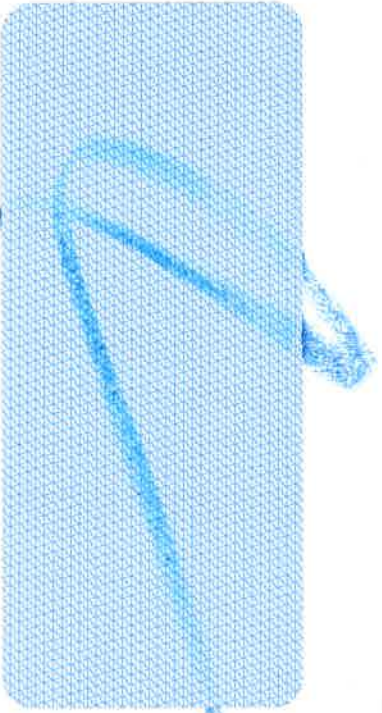
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Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

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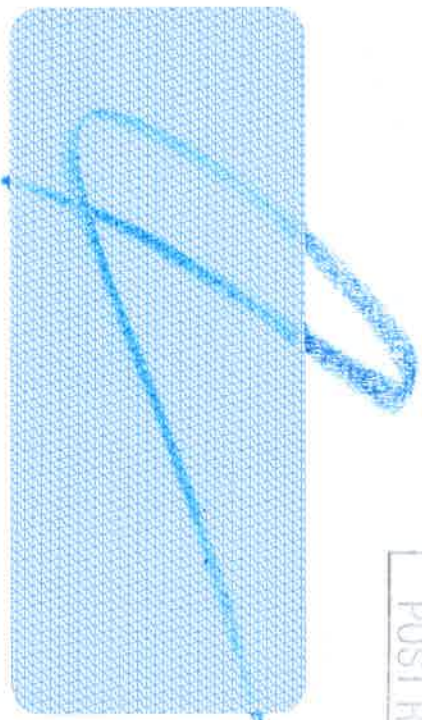
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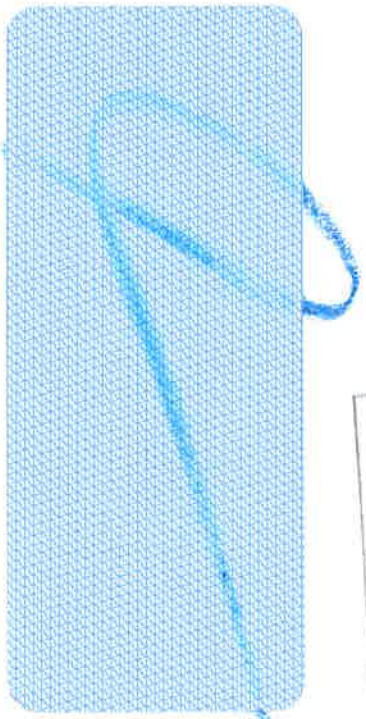
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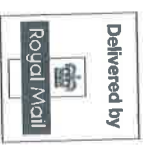
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Location: Heyford Park, Camp Road, Upper Heyford, Bicester, OX25 5HD

Parish(es): Heyford Park

Expected Decision Level: Committee

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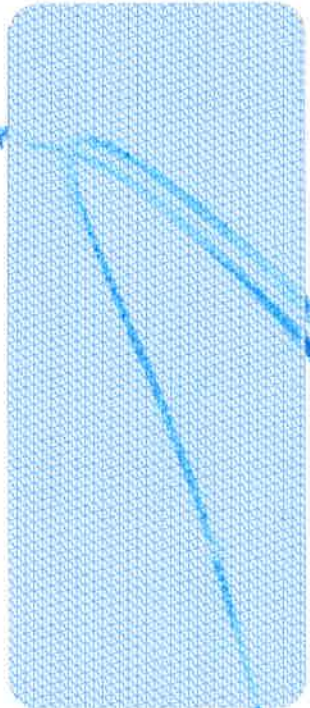
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Assistant Director – Planning and Development



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David Peckford, Assistant Director – Planning and Development



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IMPORTANT – PLANNING CONSULTATION

144 Camp Road
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OX15 4AA

www.cherwell.gov.uk

Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

4th May 2020

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)

Application No.: 18/00825/HYBRID

Applicant's Name: Dorchester Living Limited

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 - 60 close care dwellings (Class C2/C3);
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 - 670 m2 comprising a new medical centre (Class D1);
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Parish(es): Heyford Park

Expected Decision Level: Committee

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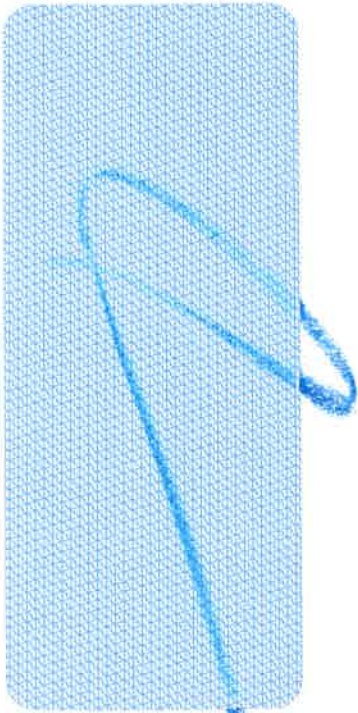
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Planning and Development

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Please ask for: **Andrew Lewis**
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Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

4th May 2020

Dear Sir/Madam,

**TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)**

Application No.: 18/00825/HYBRID

Applicant's Name: Dorchester Living Limited

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Parish(es): Heyford Park

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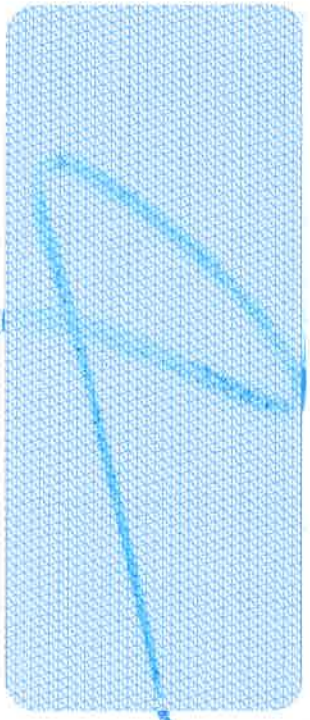
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David Peckford, Assistant Director – Planning and Development



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Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
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5th May 2020

Dear Sir/Madam,

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(AS AMENDED)
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Location:

Parish(es): Heyford Park

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David Peckford
Assistant Director – Planning and Development



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www.cherwell.gov.uk

Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

4th May 2020

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)

Application No.: 18/00825/HYBRID

Applicant's Name: Dorchester Living Limited

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 - 60 close care dwellings (Class C2/C3);
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 - 925 m2 of community use buildings (Class D2); and 515 m2 of indoor sports, if provided on-site (Class D2);
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• associated infrastructure works, including surface water attenuation provision and upgrading Chilgrove Drive and the junction with Camp Road.
Location: Heyford Park, Camp Road, Upper Heyford, Bicester, OX25 5HD

Parish(es): Heyford Park

Expected Decision Level: Committee

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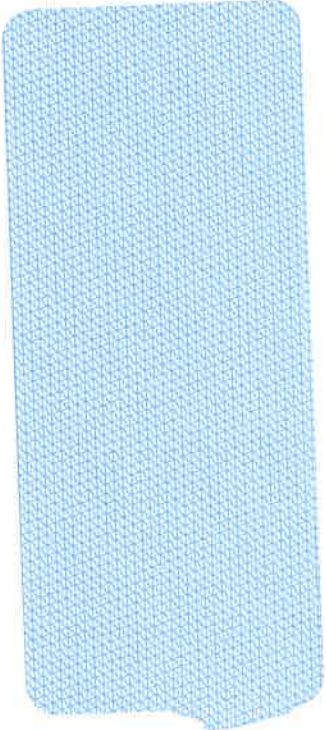
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Planning and Development

David Peckford, Assistant Director – Planning and Development



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IMPORTANT – PLANNING CONSULTATION

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77 Heyford Park
Camp Road
Upper Heyford
Bicester
OX25 5HD



Bodicote House
Bodicote
Banbury
Oxfordshire
OX15 4AA

www.cherwell.gov.uk

Please ask for: **Andrew Lewis**

Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**

Our Ref: **18/00825/HYBRID**

4th May 2020

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**TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)**

Application No.: 18/00825/HYBRID

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Parish(es): Heyford Park

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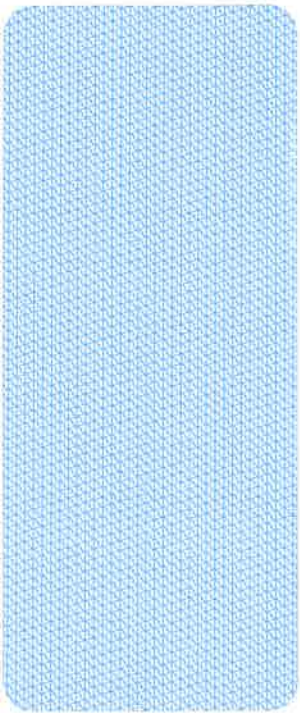
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Planning and Development

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Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
Our Ref: **18/00825/HYBRID**

5th May 2020

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TOWN AND COUNTRY PLANNING (ENVIRONMENTAL IMPACT ASSESSMENT) REGULATIONS 2017
(AS AMENDED)
Neighbour Notification (amended details)**

Application No.: 18/00825/HYBRID

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Parish(es): Heyford Park

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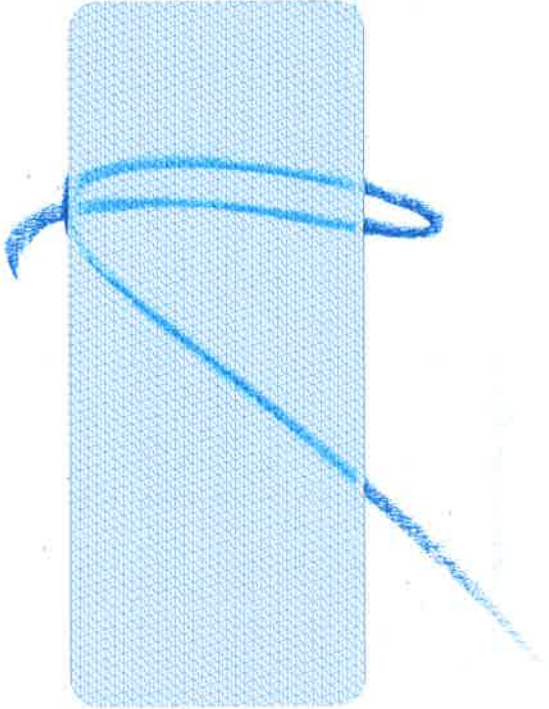
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3 Howard Road
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Please ask for: **Andrew Lewis**
Email: **andrew.lewis@cherwell-dc.gov.uk**

Direct Dial: **01295 221813**
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If you do decide to comment, here are some points to bear in mind;

- Planning is about the use of land and the control of development.

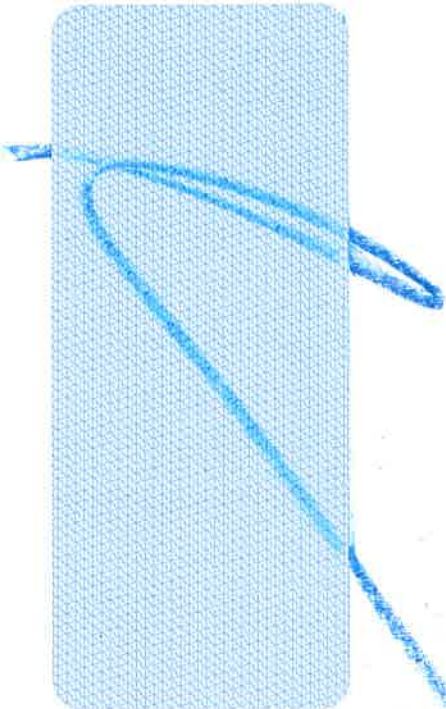
- Decisions on applications must be taken in the public interest e.g. what a new house looks like in a street or the effect of an access on traffic safety.
- Private interests such as the effect of a development on property value, loss of view, although perhaps important to you, will only rarely affect the decision.
- The salient points of comments will be included in any report to the Planning Committee but not the whole of your letter.

If you require further advice about how the application will be decided, contact the case officer whose name appears at the top of this letter.

Yours faithfully

A handwritten signature in black ink, appearing to be 'D.P.', written in a cursive style.

David Peckford
Assistant Director – Planning and Development



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10 MAY 2009
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