



Cherwell
DISTRICT COUNCIL
NORTH OXFORDSHIRE

NOTICE OF DECISION

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)

Name and Address of Agent/Applicant:

A2Dominion
Philip Rolls
Strategic Land, Planning and Projects
6 Collins Street
Oxford
OX4 1NN

Planning Condition(s) Determination

Date Registered: 26th April 2019

Proposal: Partial Discharge of Conditions 31; 53 and 69 (infrastructure phase (specifically the river corridor)), 14 and 18 (residential phase two), 24 and 25 (infrastructure phase (specifically spine road running through residential phase 2)) of 10/01780/HYBRID

Location: Bicester Eco Town Exemplar Site, Banbury Road, Bicester

Parish(es): Bicester

CONFIRMATION OF CLEARANCE OF PLANNING CONDITION(S)

The Cherwell District Council, as Local Planning Authority, hereby **CONFIRMS** the clearance of the above condition(s), **IN ACCORDANCE WITH THE DETAILS OVERLEAF.**

Cherwell District Council
Bodicote House
Bodicote
BANBURY
OX15 4AA

David Peckford
Assistant Director – Planning and
Development

Date of Decision: 4th May 2020

Checked by: Alex Keen

SCHEDULE OF DETAILS

Residential Phase Two

Condition 14

The details of the change of boundary treatment to the north-eastern side of plot 233 (between points 107 and 105 on drawing number AL6157C_3002 Rev C – to the side of the dwelling only) from a beckstone wall to a factory finished black railing as shown on drawing numbers AL6157C_3002 Rev C titled 'Phase 2 Boundary Setting Out – Areas 5 and 7', AL6157C_3032 Rev B titled 'Site wide typical detail – Boundary details' and as indicated on proposal image.

Condition 18

The details of the change of boundary treatment to the north-eastern side of plot 233 (between points 107 and 105 on drawing number AL6157C_3002 Rev C – to the side of the dwelling only) from a beckstone wall to a factory finished black railing as shown on drawing numbers AL6157C_3002 Rev C titled 'Phase 2 Boundary Setting Out – Areas 5 and 7', AL6157C_3032 Rev B titled 'Site wide typical detail – Boundary details' and as indicated on proposal image.

Infrastructure Phase Spine Road

Condition 24

The details of the footway finish for the Infrastructure Phase through Residential Phase 2 to be the 'Ulticolour product colour Light Buff by Tarmac' as shown on drawing numbers 15-1859 04-1 Rev C09 titled 'Surface Finishes & Kerb Type Plan Sheet 1/4', 15-1859 04-2 Rev C08 titled 'Surface Finishes & Kerb Type Plan Sheet 2/4', 15-1859 04-3 Rev C12 titled 'Surface Finishes & Kerb Type Plan Sheet 3/4', 15-1859 04-4 Rev AC3 titled 'Surface Finishes & Kerb Type Plan Sheet 4/4', 15-1859 10 Rev C03 titled 'Adoptable Construction Details' and 15-1859 11 Rev C02 titled 'Private Construction Details'.

Condition 25

The details of the footway finish for the Infrastructure Phase through Residential Phase 2 to be the 'Ulticolour product colour Light Buff by Tarmac' as shown on drawing numbers 15-1859 04-1 Rev C09 titled 'Surface Finishes & Kerb Type Plan Sheet 1/4', 15-1859 04-2 Rev C08 titled 'Surface Finishes & Kerb Type Plan Sheet 2/4', 15-1859 04-3 Rev C12 titled 'Surface Finishes & Kerb Type Plan Sheet 3/4', 15-1859 04-4 Rev AC3 titled 'Surface Finishes & Kerb Type Plan Sheet 4/4', 15-1859 10 Rev C03 titled 'Adoptable Construction Details' and 15-1859 11 Rev C02 titled 'Private Construction Details'.

Infrastructure Phase River Corridor and Spine Road

Condition 31

The details of the repositioning of trees along the spine road in the Infrastructure Phase through Residential Phase 2 as shown on drawing numbers 15-1859 45-1 Rev C10 titled 'Combined Services Plan Sheet 1 of 4', 15-1859 45-2 Rev C10 titled 'Combined Services Plan Sheet 2 of 4', 15-1859 45-3 Rev C11 titled 'Combined Services Plan Sheet 3 of 4', 15-1859 45-4 Rev AC3 titled 'Combined Services Plan Sheet 4 of 4' (all approved by 17/00223/DISC) and drawing number 701-800-UA001881-06 titled 'Tree Pit Details Castle Grille/ Sureset'.

The details of the Tensar solution through the river corridor as shown on drawing numbers AL6157_3900 Rev C titled 'River Corridor – General Arrangement', TD17002D1B Rev B titled 'Developed Elevation on Front Face of TensarTech 40° NaturalGreen System' and 15-1859 02-4 Rev AC4 titled 'Existing and Proposed Level Plan Sheet 4/4'.

Infrastructure Phase River Corridor

Condition 53

The details of the levels through the river corridor (as part of the Infrastructure Phase) as shown on drawing numbers 15-1859 02-2 Rev AC1 titled 'Existing and Proposed Level Plan Sheet 2/4', 15-1859 02-3 Rev AC2 titled 'Existing and Proposed Level Plan Sheet 3/4' and 15-1859 02-4 Rev AC4 titled 'Existing and Proposed Level Plan Sheet 4/4'.

Condition 69

The details of the amended drainage arrangement relating to the Infrastructure Phase as shown on drawing numbers 15-1859 52 Rev P05 titled 'River Corridor Cross Sections', 15-1859 85-1 Rev P02 titled 'SUDs Feature Area 6 Construction Details', 15-1859 85-2 Rev P01 titled 'SUDs Feature Area 3 Construction Details', 15-1859 86 Rev P01 titled 'SUDs Feature Setting Out', AL6157C_3900 Rev C titled 'River Corridor General Arrangement', AL6157C_3901 Rev B titled 'River Corridor General Arrangement', AL6157C_3903 titled 'River Corridor Planting Plan 1 of 3', AL6157C_3904 titled 'River Corridor Planting Plan 2 of 3' and AL6157C_3905 titled 'River Corridor Planting Plan 3 of 3'.

PLANNING NOTE

In accordance with Regulations 3 and 8 of The Town and Country Planning (Environmental Impact Assessment) Regulations 2011 (as amended), Cherwell District Council as Local Planning Authority in this case, is satisfied that the environmental information already before it remains adequate to assess the environmental effects of the development and has taken that information into consideration in determining this conditions application.