

Our Ref: MD/LXB/02/01

13th March 2014

Bob Duxbury
Cherwell District Council
Bodicote House
Bodicote
Banbury
Oxfordshire OX15 4AA

Dear Bob

Application No: 13/01948/F; LXB RP (Banbury) Ltd & Prodrive Holdings Ltd; Variation of Conditions 34 and 39 of 13/00227/F at Prodrive Ltd, Acorn Way, Banbury

I refer to our discussions this week regarding the above and in particular the quantum of floorspace that will be permitted by this application. We have concluded that the total floorspace will remain the same as the last planning permission (13/00227/F) granted on 1st November 2013.

Accordingly, the following schedules that are included in the planning application submission have been amended and are attached:-

- The Design and Access Statement, page 7;
- The schedule to accompany Plan 8842-P-147A renamed 16.12.13 rev B; and
- The Planning Statement, para 2.3.4.

We also agreed that it would be appropriate to add a condition which would cap the total floorspace (GIA) in the scheme.

We would therefore accept the following planning condition:-

"The total floorspace permitted in this development shall be limited to 26,507sq metres."

Reason: In order to safeguard the vitality and viability of Banbury Town Centre to comply with Government guidance contained within the National Planning Policy Framework.

As you know, and will need to report to your Members, since the application was submitted, the National Planning Practice Guidance (NPPG) has been issued on 6th March 2014. We are satisfied that this Guidance document does not raise any new issues with this application and we will be providing you with an addendum note on this early next week.

I look forward to hearing from you with the details of the reconvened Planning Committee.

Yours sincerely,

Mary Davidson
Managing Director

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