

Eco Bicester Strategic Delivery Board

Date of meeting: 21 July 2011	AGENDA ITEM NO: 3
Report title: Exemplar Planning Application	
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1. Purpose of Report

- 1.1 To update the Strategic Delivery Board on the progress on the current planning application at NW Bicester for Development of Exemplar phase of NW Bicester Eco Town
- 1.2 The application is to secure full planning permission for 394 residential units and an energy centre (up to 400 square metres), means of access, car parking, landscape, amenity space and service infrastructure and outline permission for a nursery of up to 350 square metres (use class D2), a community centre of up to 350 square metres (sui generis), 3 retail units of up to 770 square metres (including but not exclusively a convenience store, a post office and a pharmacy (use class A1)), an Eco-Business Centre of up to 1,800 square metres (use class B1), office accommodation of up to 1,100 square metres (use class B1), an Eco-Pub of up to 190 square metres (use class A4), and a primary school site measuring up to 1.34 hectares with access and layout to be determined.

2. Background

- 2.1 The application was registered on the 23 December 2010. The application has been amended from the original submission in April, May and June 2011 to respond to comments received. Updates on the application proposals have periodically been reported to the SDB.
- 2.2 The Cherwell District Council Planning Committee considered the application on the 14th July 2011 and a copy of the report to the Committee can be viewed at <http://modgov.cherwell.gov.uk/mgConvert2PDF.aspx?ID=1686&T=10>
This sets out the representations received, how the application addresses the Planning Policy Statement on Eco Towns and other planning issues.
- 2.3 A number of Members of the Committee expressed support for the principle of development but the application was deferred at the Committee to enable further information requested by Members to be addressed. This was particularly around delivery of infrastructure and clarification of details contained in this complex application around timing of school site, design and the relationship of master planning to the planning policy for the town.

3. Recommendations

- 3.1 Members are asked to note the report.