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Planning Department
Oxford City Council
St Aldate's Chambers
109 St Aldate's
Oxford
OX1 1DS

Our ref: EW/215261

17th February 2021

Dear Sir/Madam,

PP-09499301 – Application seeking full planning permission for the proposed expansion and refurbishment of The Bullingdon, 162 Cowley Road, Oxford, OX4 1UE.

Strutt & Parker acts on behalf of Agim Hasaj, owner of The Bullingdon. A planning application has been submitted today to Oxford City Council via the Planning Portal (ref. PP-09499301). The application seeks full planning permission for the proposed expansion and refurbishment of The Bullingdon, 162 Cowley Road, Oxford, OX4 1UE

The planning application fee of £259.00 (inclusive of the Planning Portal fee) was paid at the point of submission via the Planning Portal.

The following details have been submitted in support of the planning application:

- This covering letter, prepared by Strutt & Parker;
- Planning Statement, prepared by Strutt & Parker;
- Completed application form and certificates, prepared by Strutt & Parker;
- Noise Assessment, prepared by SLR Consulting;
- Design Statement, prepared by Hudson Architecture;
- Existing OS Plan and Site Plan (Dwg. No. 19_053 – S_001), prepared by Hudson Architecture;
- Existing Floor Plans and Roof Plan (Dwg. No. 19_053 – S_002), prepared by Hudson Architecture;
- Existing Elevations and Sections (Dwg. No. 19_053 – S_003), prepared by Hudson Architecture;
- Proposed OS Plan and Site Plan (Dwg. No. 19_053 – PLA_001), prepared by Hudson Architecture;
- Proposed Floor Plans and Roof Plan (Dwg. No. 19_053 – PLA_002), prepared by Hudson Architecture; and
- Proposed Elevations and Sections (Dwg. No. 19_053 – PLA_003), prepared by Hudson Architecture.

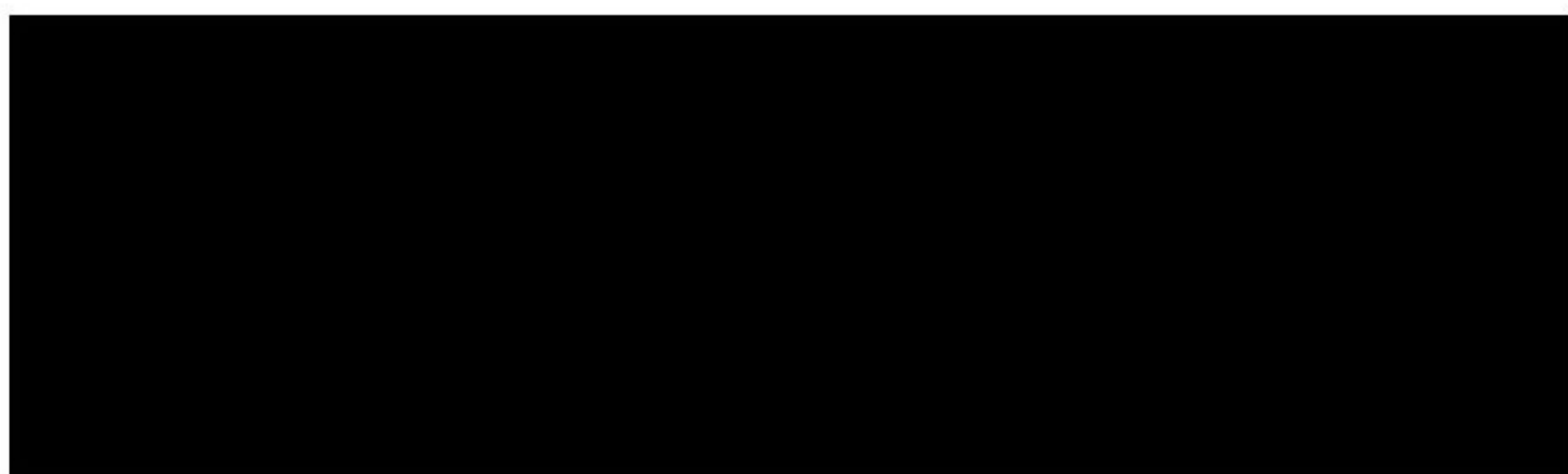
This full application seeks consent for the proposed expansion and refurbishment of The Bullingdon including first floor rear extensions, the creation of a first floor external seating area, and the addition of two upper storeys to contain office space.

The hours of operation are longer on a Friday and closing time is 03:00am, which is not the same as the application form suggests.

I trust that the above-mentioned details are sufficient to register the planning application, but please do not hesitate to contact me should you require any further information or clarification.

I look forward to receiving acknowledgement of the application's validation in due course.

Yours sincerely



**Emma Wagland BSc (Hons) MSc
Graduate Planner
Strutt & Parker**